

TO LET

DETACHED WAREHOUSE UNIT
UNIT 4 TREEFIELDS INDUSTRIAL ESTATE,
GELDERD ROAD, GILDERSOME, LEEDS,
LS27 7JU



HOLDER & CO
Property Consultants



UNIT 4 TREEFIELDS INDUSTRIAL
ESTATE, GELDERD ROAD,
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- 23,704 sq ft (2,202 sq m)
- NEWLY REFURBISHED
- SECURE YARD AND PARKING
- 3 GROUND LEVEL LOADING DOORS
- 6.05M EAVES HEIGHT



LOCATION

Treefield Industrial Estate is superbly located off Junction 27 of the M62/M621 and just 6 miles from Leeds City Centre. The estate is home to FedEx, Brown&Tawse and Mercado. There are a host of amenities close by including Bistall Shopping Park, Starbucks and Greggs.

DESCRIPTION

Unit 4 Treefields IE comprises a 23,704 sq ft detached warehouse / industrial unit in an established location. The unit benefits from ancillary offices, 3 ground level loading doors, secure yard and parking and covered loading.

TERMS

Available via a new lease on terms to be agreed and at a rental of £201,500 per annum.

RATEABLE VALUE

Business rates will be payable directly by the tenant at the prevailing rate. The current rateable value is £111,000 rising to £144,000 effective 1st April 2026.

ACCOMMODATION

Measured in accordance with the RICS Code of Measuring Practice:

Description	Sq M	Sq ft
Warehouse	2,101	22,612
Office	101	1,091
Total	2,202	23,704
Canopy	58	619

LEGAL COSTS

Each party to bear their own legal costs in the transaction.

CONTACT

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