

TO LET FULLY SERVICED MODERN OFFICE SUITES

Eddisons



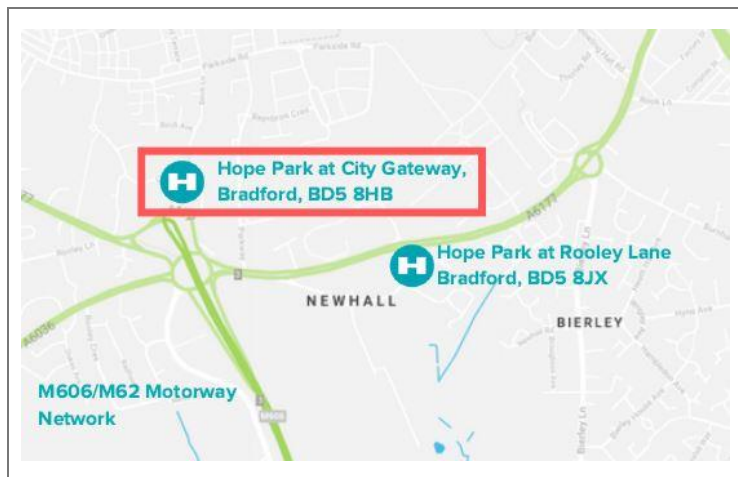
**HOPE PARK, CITY GATEWAY, TREVOR FOSTER WAY,
BRADFORD, BD5 8HB**

RENTAL ON APPLICATION

- Excellent well located office block.
- Fully serviced and available with reception and meeting room facilities.
- Superb car parking.

AVAILABLE SPACE

From 12.08m² - 340.58m²
(130sq ft – 3,666sq ft)



LOCATION

Hope Park City Gateway is situated directly off the top of the M606/M62 transport links providing excellent road links both locally and nationally. Bradford city centre is 2.1 miles away including two train stations.

Nearby amenities including Morrisons, Asda, Starbucks and McDonalds.

DESCRIPTION

The property provides various luxury office suites consisting of raised floors, suspended ceilings, LED lighting, passenger lift providing the following:-

- Fully furnished
- Building insurance
- High speed internet
- Comfort heating and cooling
- Onsite café with catering facilities
- All utility and service charge bills
- Onsite sports hall
- Internal office kitchen
- Reception service
- Onsite manager
- Cleaning and maintenance
- 24 hour access
- Onsite parking

Suites available from 130sq.ft. – 3,666sq.ft.



VAT

Prices and rental are exclusive of VAT if chargeable.

TERMS

Rental and service charge costs on a lease agreement are available upon application.

LEGAL COSTS

The incoming tenant will be responsible for both parties legal costs incurred in this transaction.

VIEWING

By prior arrangement with the agents:

Eddisons
Tel / 01274 734101
Email / matthew.jennings@eddisons.com
Email / harvey.bland@eddisons.com

SUBJECT TO CONTRACT
FILE REF / 731.4340A (158661)

For more information, visit eddisons.com
T: 01274 734 101

Eddisons

Important Information

Eddisons is the trading name of Eddisons Commercial Ltd and Eddisons Commercial (Property Management) Ltd (the Company). The Company for itself and for the vendor(s) or lessor(s) of this Property for whom it acts as agents gives notice that: (i) The particulars are a general outline only for the guidance of intending purchasers or lessees and do not constitute an offer or contract. (ii) All descriptions are given in good faith and are believed to be correct, but any intending purchasers or lessees should not rely on them as statements of fact and must satisfy themselves by inspection or otherwise as to their correctness. (iii) None of the building's services or service installations have been tested and are not warranted to be in working order. (iv) No employee of the Company has any authority to make or give any representation or warranty whatever in relation to the property. (v) Unless otherwise stated all prices and rents are quoted exclusive of VAT. (vi) Where applicable an Energy Performance Certificate is available upon request.