



- Ample parking with separate visitor parking
- Shared kitchen
- Shared male and female WC's
- Picturesque location
- On site restaurant
- Recently refurbished
- Heating via Rointe electric radiators

Office 2, Middle Floor South,
Wharfebank House, Otley, LS21 3JP

First Floor, 35 The Grove, Ilkley, LS29 9NJ
Email: mike@atkinsonassoc.co.uk

Location

Wharfebank Mills is located just off the A660 that provides excellent transport links to, Leeds, Bradford and Harrogate. The road and rail networks are easily accessible. All in a beautiful riverside location.

	Drive Time	Distance (miles)
A1 (M)	31 mins	18.9
Leeds	33 mins	13
Bradford	30 mins	10.4
Harrogate	28 mins	13
Leeds Bradford Airport	10 mins	6

Description

The unit is located on the first floor of wharfebank house with access to a shared male and female WC and shared Kitchen. This large and bright first floor office retains some original features and includes 3 separate areas to include an open plan office, a board room and separate private office.

Wharfebank Mill Amenities

- Ample car parking including visitors and EV charging.
- On site restaurant
- High speed internet
- 24hr access
- Shower facilities

Accommodation

	M ²	FT ²
Office space	46	495

Terms

Rental terms on application

VAT

VAT is applicable

EPC

Available on request

Rateable Value

We understand that the current rateable value is £4,000.

We advise you contact the local rating authority to confirm these values and address any queries to them.

Service charge

Is applicable and available on request

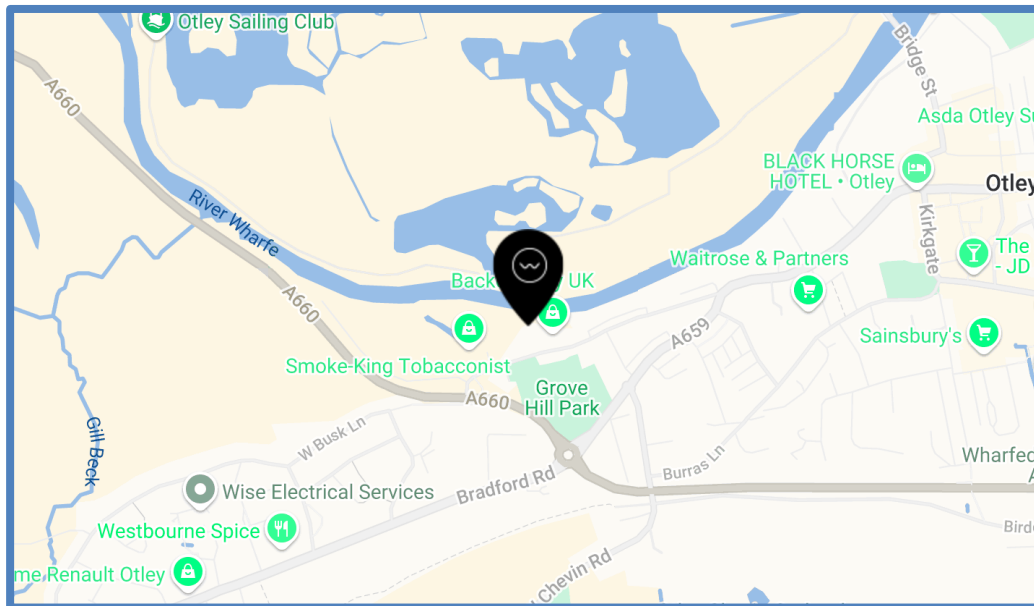
Viewing

By prior appointment - Mike Atkinson

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