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Sat	0900 - 15:00
Sun	By Appointment

We are also available for out of hours appointments.

The prestigious offices in Chapel Allerton (North Leeds) and Whitkirk (East Leeds) provide residential & commercial sales and lettings, full property management services, all aspects of commercial property, legal services and in-house mortgage advice and financial planning.

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1, Moor View, Hyde Park, LS6 1AQ

£24,000 Per Annum

- 1215 Ss Ft
- Prime Location
- Clinical, Studio, Office Use
- Facing Hyde Park
- Close to University

Former Dental practice offers excellent clinical, studio or office accommodation on Moor View at the junction with Hyde Park Road and close to Hyde Park Corner and the exceptionally busy Woodhouse Lane (A660). The property faces Hyde Park itself.

The Area has huge student population and lies approximately halfway between the University/City Centre and Headingley District Centre.

The property also benefits from good links to the A58(M) Inner Ring Road which in turn provides access to the national motorway network (M1 and M62). There is a range of bus stops close by.

LOCATION

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DESCRIPTION

The property comprises an end-terrace, Victorian 3 storey property of red brick construction under a pitched tiled roof.

Internally, the property formerly a Dental practice offers excellent clinical, studio or office accommodation.

ACCOMMODATION

The offices provide the following accommodation:-

GF front office 16.2 m² - 175 sq ft
GF rear office 22.4 m² - 242 sq ft
FF floor office 20.3 m² - 218 sq ft
FF rear office 16.3 m² - 175 sq ft
SF front office 22.1 m² - 238 sq ft
SF rear office 15.4 m² - 168 sq ft

Total 112.7 m² - 1215 sq ft

plus
W/Cs
Basement area

The property enjoys the benefit of gas central heating.

TERMS

The Offices are available by way of a New Insuring and Repairing Lease.

£24,000 per annum.

The property offered is subject to VAT.



ENERGY PERFORMANCE CERTIFICATE

Energy Performance Certificate for this property is currently being assessed

This can be shortly be viewed on www.gov.uk/find-energy-certificate.

BUSINESS RATES

VOA 2026 website notes:-

Rateable Value £11,750RV
Estimated payable £0 per annum
ZERO PAYABLE

VIEWINGS

For further information or to arrange a viewing, please contact Peter Davies on 0113 237 0999.

MISREPRESENTATION ACT

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1. The particulars are set out as a general outline only for the guidance of intending purchasers or lessees, and do not constitute, nor constitute part of, an offer or contract.
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MISDESCRIPTIONS ACT 1991

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ALL OFFERS ARE SUBJECT TO CONTRACT OR LEASE.

Details prepared December 2025

