



RESTAURANT, CAFÉ, RETAIL & GYM  
UNITS IN THE HEART OF WAKEFIELD

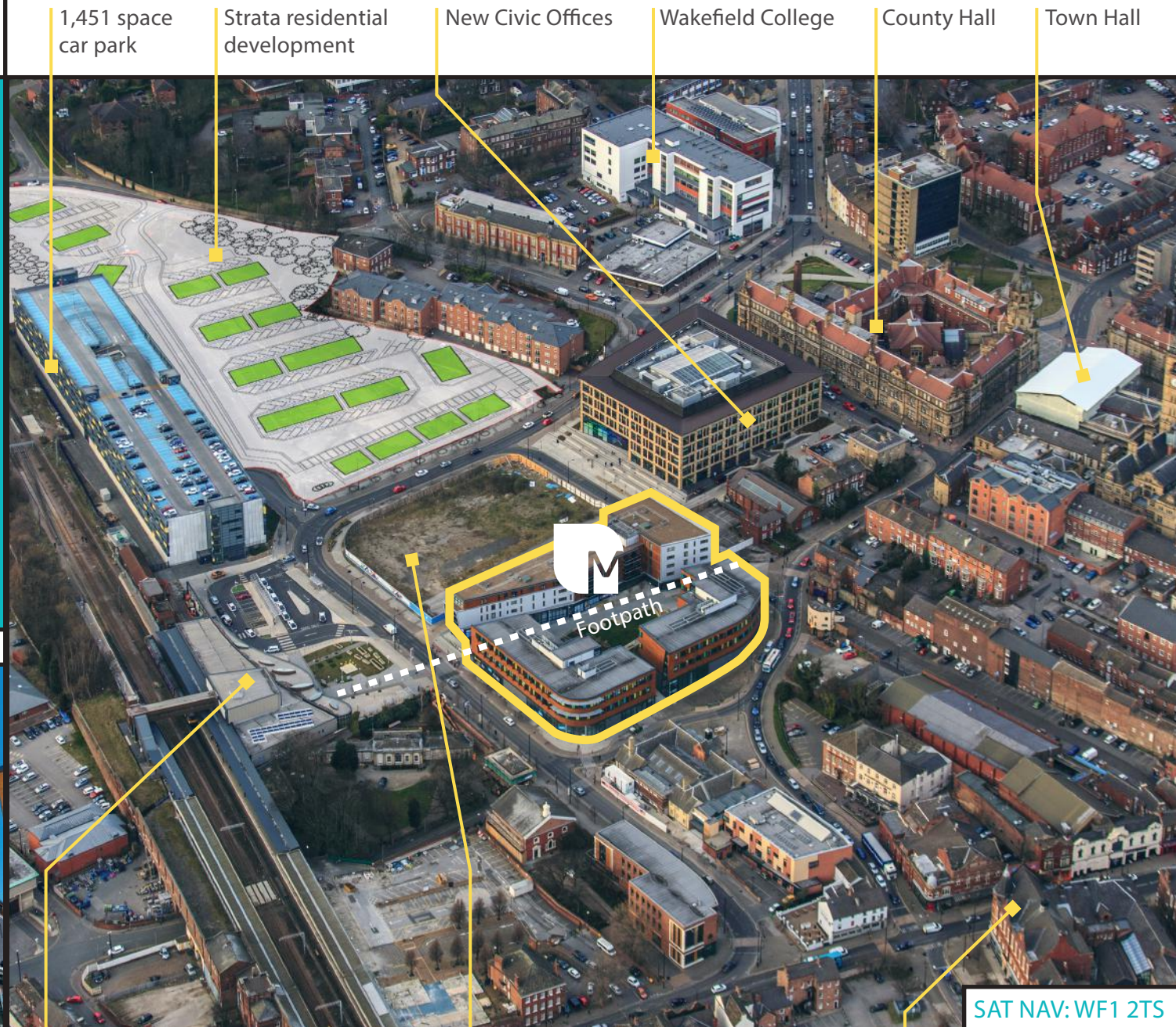
4,250 – 7,272 SQ FT



[WWW.MERCHANTGATE.CO.UK](http://WWW.MERCHANTGATE.CO.UK)



- District population 325,000.
- Merchant Gate is immediately adjacent to the new Wakefield Westgate Station which has an annual flow of 2.2 million per year.
- New 123,000 sqft Civic Offices with 1,200 staff.
- Wakefield College with over 10,000 students.
- Strata residential development - 116 new homes, all built and fully sold.
- All offices now fully let.



Wakefield Westgate Station



Performing Arts School, accommodating 500 students. Currently under construction, opening in September 2020.

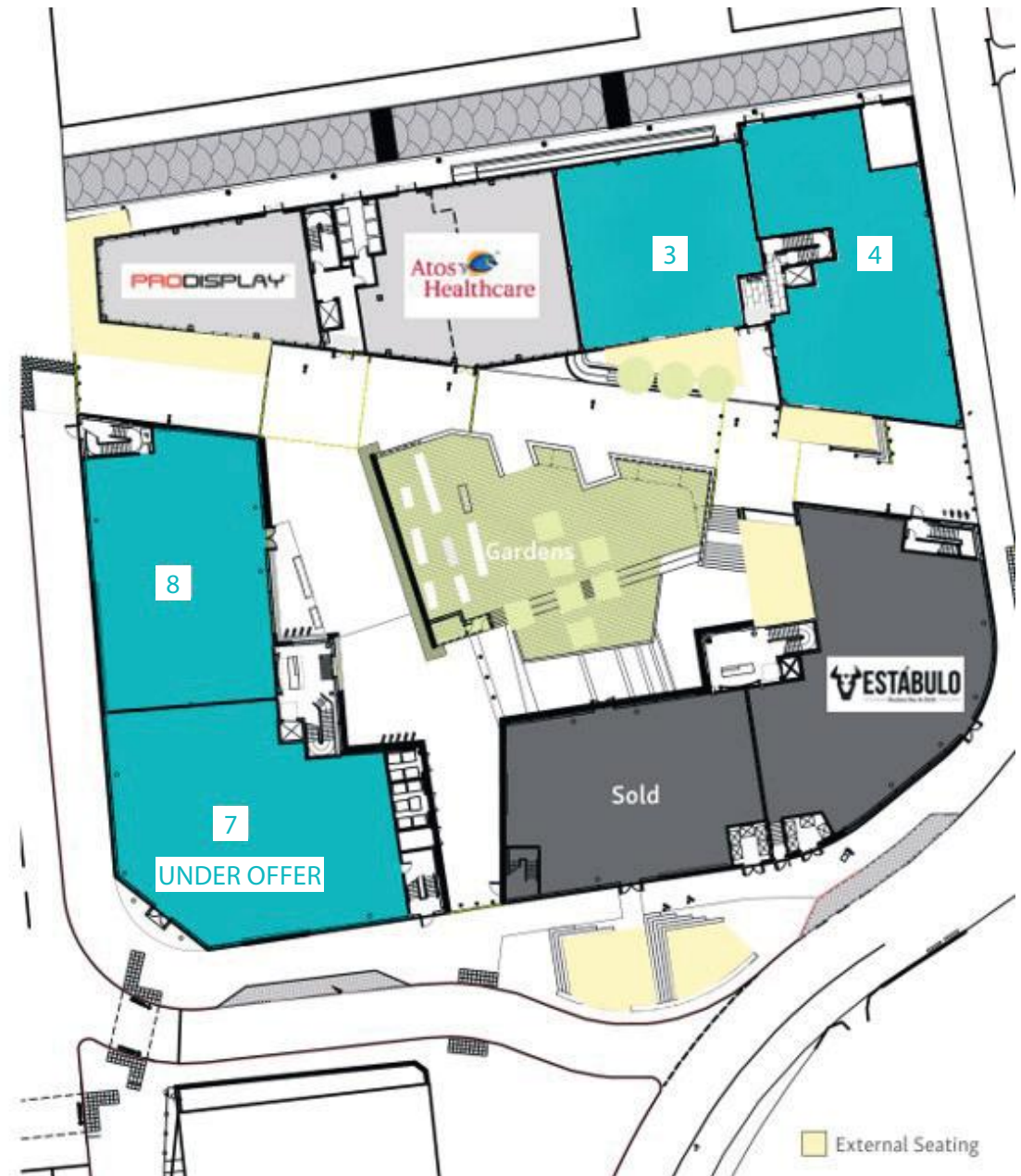
Theatre Royal

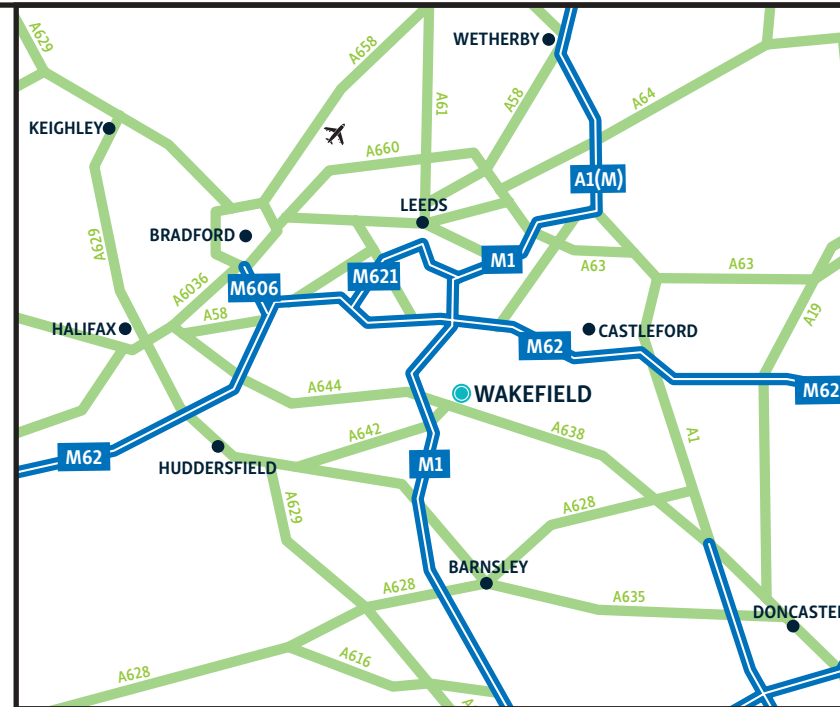
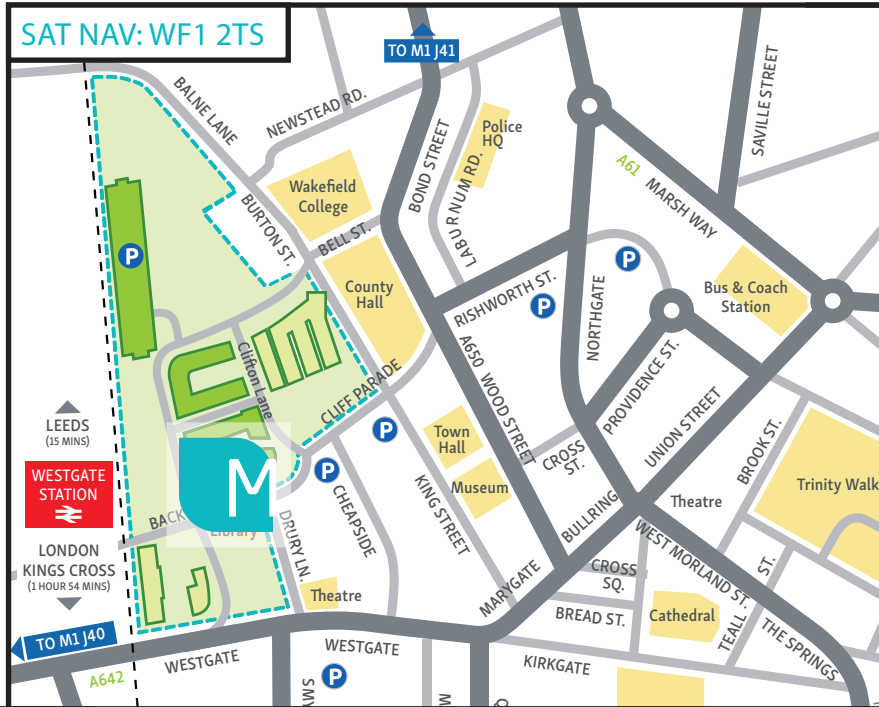


All ground floor units benefit from fully glazed shop fronts with substantial external seating to some.



1	Let	-	PRODISPLAY
2	Let	-	Atos Healthcare
3	3,084 sq ft	287 sq m	Available
4	4,188 sq ft	389 sq m	Available
5	Let	-	Estabulo
6	Sold	-	-
7	5,468 sq ft	508 sq m	Under Offer
8	4,258 sq ft	395 sq m	Available





#### EPC Rating

Unit	EPC
3	C
4	C
7	C
8	B

For more information:



Matt Jackson  
matt.jackson@eu.jll.com

Ed Towers  
edward.towers@eu.jll.com



Will Hepplewhite  
wh@pudneyshuttleworth.co.uk

Tom Hodgson  
th@pudneyshuttleworth.co.uk

