

Land Development

# PARKSIDE LANE LAND | LOCKWOOD PARK

Parkside Road, Leeds, LS11 5UX

## PARKSIDE LANE LAND | 74,052 SQ FT

### Yard Space

Indurent presents a brand new industrial open storage situated in the well-established Parkside Industrial Estate, located 3.9 miles south of Leeds City Centre. The site is well-connected and easily accessible via Junction 5 of the M621 located 1.2 miles away which joins Junction 43 of the M1 3.6 miles south-east from the site. A new access will be created to provide direct access from Parkside Lane. Warehouse space is available in the neighbouring Lockwood Park. The site has a gross areas of 1.7 acres and is triangular in shape. The site is fenced and will be levelled and surfaced prior to occupation. Surface type to be confirmed. There may be an opportunity to tailor the site to occupier needs. Available Summer 2026.

Lease Type

New



### ✓ Unit Summary

- ☒ Private Yard
- ☒ 24 Hour Access
- ☒ Secure Estate
- ☒ Well Maintained Estate
- ☒ Car Parking
- ☒ Circulation Space

### £ Occupational Costs

	Per Annum	Per Sq Ft
Rent	£0.00	£0.00
Rates	Not specified	Not specified
Service Charge	Not specified	Not specified
Insurance	Not specified	Not specified
Total Cost	£0.00	£0.00

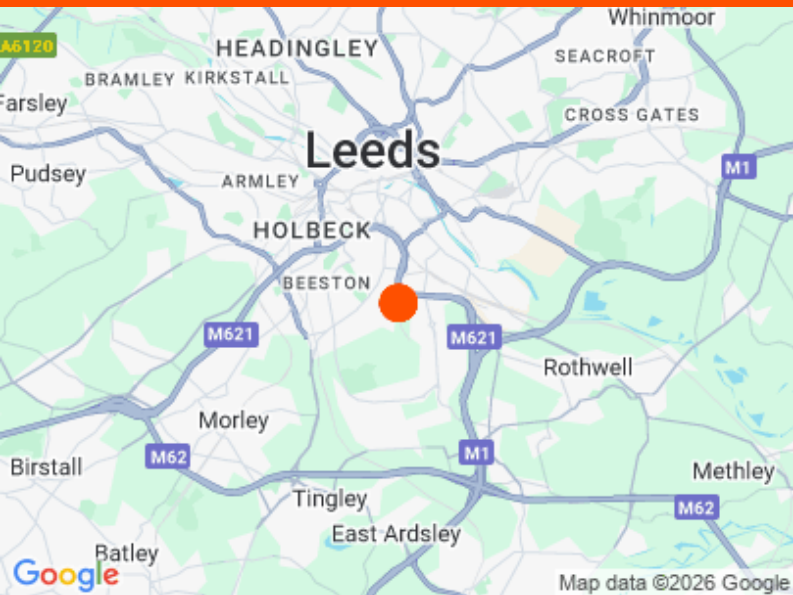
Terms: Indicative rates payable only. Confirmation of rates payable should be sought from the Valuation Office Agency ([www.voa.gov.uk](http://www.voa.gov.uk)). Units with a Rateable Value of less than £15,000 per annum may be eligible for full or partial Small Business Rates Relief. To find out if you qualify please see <https://www.gov.uk/apply-for-business-rate-relief/small-business-rate-relief> or read our rates blog.

➔ For more info please visit: [unit.info/U4P0400196](https://unit.info/U4P0400196)

**+44(0) 808 169 7554**

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## Location

Lockwood Park is located just off Dewsbury Road, near the well-established Parkside Industrial Estate, approximately 1 mile south of Leeds city centre. The estate is well located for the national motorway network with Junction 5 of the M621 approximately 0.15 miles to the north.



Road  
J5 of M621: 1.4 miles



Airport  
Leeds Bradford Airport: 11 miles



Rail  
Leeds Train Station: 3 miles

## Additional Information

Planning Class	General Industrial
Lease Summary	The unit is available on flexible terms. Please speak to a member of our team for more information
Viewings	Contact us now to arrange a viewing.
Legal Costs	Each party will be responsible for their own legal costs incurred.
EPC	B (44)

## Key Contact



**Caroline Hardy**

Asset Manager

"Caroline is an Asset Manager based in the North."



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