

GUIDE PRICE  
**£100,000**

BIDDING DEPOSIT  
**£3,500**

DIGITAL AUCTION DATE  
**22nd July 2020**

BY ORDER OF  
**JCDecaux**



## Land at Harrogate Road and Allerton Hill, Chapel Allerton, Leeds, LS7 3PQ

Freehold site of about 914 sq m (9,838 sq ft) or 0.0914 hectares (0.2258 acres) that may have future possible development subject to any consents

**Bid1.**



Property Summary

- Freehold site of 914 sq m (9,838 sq ft) or 0.0914 hectares (0.2258 acres)
- Fronts Harrogate Road and Allerton Hill
- Affluent location
- Possible future development, subject to necessary consents
- Subject to tenancy (refer to the legal pack)

Location

Chapel Allerton is an inner suburb of north east Leeds 2 miles from the city centre. It sits within the Chapel Allerton ward of Leeds City Council and was also listed in the 2018 Sunday Times report on Best Places to Live in northern England. The site fronts Harrogate Road, which is a mix of housing and retail and also Allerton Hill which is residential.

Description

An irregular shaped site of about 914 sq m (9,838 sq ft) or 0.0914 hectares (0.2258) that is currently occupied by The Yorkshire Electricity Board (refer to the legal pack). It has two frontages one to Harrogate Road and also to Allerton Hill. Our client has used the front of the site to Harrogate Road for X2 48 sheet advertising hoardings.

Tenancy

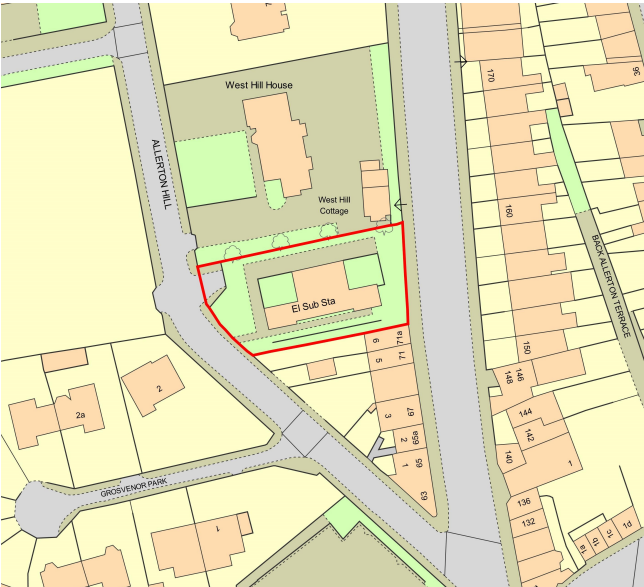
The site is let to The Yorkshire Electricity board for a term of 99 years from 24/06/1962 at £50 per annum (please refer to the legal pack).

Planning

Leeds City Council (0113 2224409) [www.leeds.gov.uk](http://www.leeds.gov.uk)

VAT

Please refer to the legal pack



EPC

Please refer to the legal pack

Tenure

Freehold

Address	Acres	Hectares
Land at Harrogate Road	0.2258	0.0914

Please note that any plans or photographs used are to help locate the property and may not show the exact legal boundaries. Prospective purchasers are advised to refer to the title plan in the legal pack. The areas have been provided by the vendor.

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