

Please Read – Off Market – Exclusive



LETS BUILD

FOR SALE

Leads

OFF MARKET AND EXCLUSIVE!

Please keep in mind that we are an off-market agency, which means that our clients privacy is paramount. To ensure that our deals remain exclusive, we have purposely omitted specific details from this brochure. Further information can be provided to qualified potential buyers



LETS BUILD

Today's Plans, Tomorrow's Projects

For Sale is a great opportunity to purchase a vacant site located in Leeds, West Yorkshire

The site has a planning application in place, with a positive decision anticipated Q4 2022. The proposed new development would be a 7 storey student accommodation building consisting of 366 studio apartments

Leeds with its booming economy is a northern power house city. The site is located just outside the city centre, which has the fifth largest University in the UK

Lets Build are offering you the chance to be part of this amazing project. This off market site is available and will surely be very attractive to the right team

**Numbers
366 Units
GIA 9898 Sqm**

Purchase Price incl fees

£5,100,000

Purchase Price Per Plot

£13,661

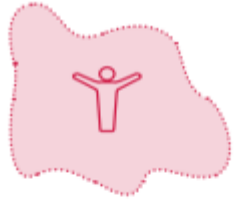
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Overview

- Planning applied for a 366 Bed student apartment scheme
- Proposed 7 storey building
- Planning has been approved for other sites close by
- Leeds university has a population over 30,000
- Located on outskirts of the city centre
- Sale Price £5,000,000
- More info on request



Today's Plans, Tomorrow's Projects



GIA

Level 0	1149m ²
Level 1	1250m ²
Level 2	1282m ²
Level 3	1282m ²
Level 4	1282m ²
Level 5	1282m ²
Level 6	1282m ²
Level 7	1088m ²
Total	9898m²



****The numbers outlined in this document are suggestive only. This is an indicative illustration of what is achievable on this project****

THIS DOCUMENT IS JUST A GLIMPSE OF WHAT IS ON OFFER. FOR FURTHER INFORMATION PLEASE CONTACT THE DETAILS BELOW

Lets build fees - 2% of Acquisition cost + vat

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