



merrionTM
centre

merrioncentre.co.uk
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To Let

16 - 18
Merrion Centre,
Leeds, LS2 8PJ

Retail/Leisure Opportunity

Accommodation

Prominent position on the Merrion Centre's main mall close to a variety of brands including Iceland, The Works, Blue Rinse, Superdrug and Sugarize

Unit comprises ground floor sales & first floor storage/staff amenity space and benefits from extensive full height glazing. Suitable for retail, leisure or alternative uses subject to planning

Rent

On Application

Tenure

To let on a full repairing and insuring lease, on terms to be agreed

Rates

- Rateable Value (2025/26): £68,000
- Rates Payable (2025/26): £37,400

You may be eligible for a retail discount under the governments business rates relief scheme. Please check with the local charging authority

Service Charge

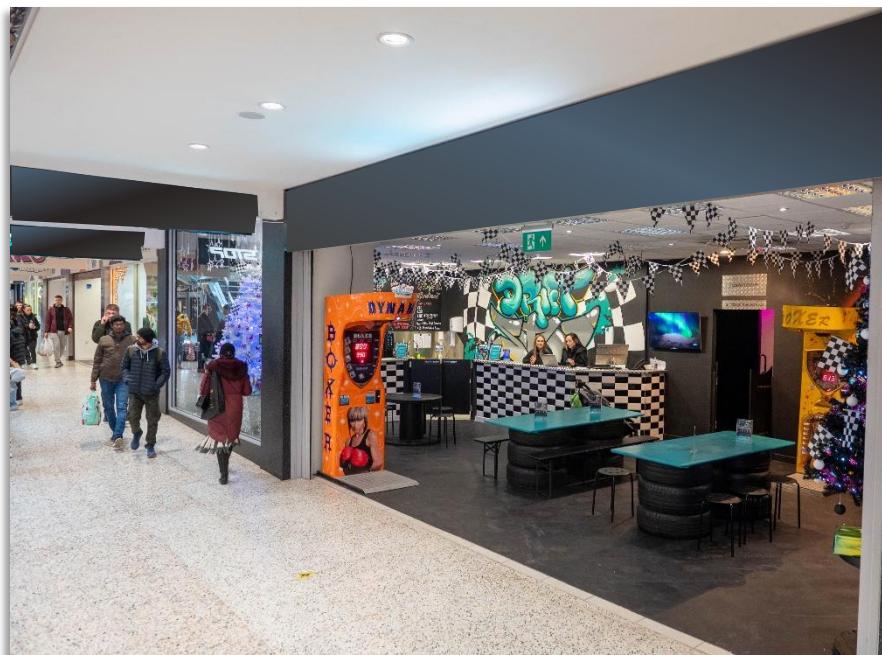
The on-account service charge budget for the year (2024/25) is £66,376.55

Legal Costs

Each party to be responsible for their own legal and professional costs incurred in this transaction

EPC Rating

D



Specification:

Ground Floor	4,885 sq. ft	454 sq. m
First Floor	2,423 sq. ft	225 sq. m
Total	7,308 sq. ft	679 sq. m

There's never been a better time to shop, eat, drink & be Merrion!

Updated: 08/01/2026



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Carousel Bar



First direct Arena



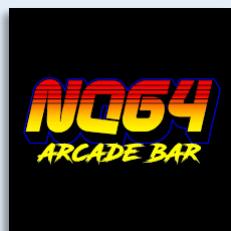
Junkyard Golf



Grand Theatre

Join Us & Be Part of the Action!

By bringing your business to the Merrion Centre you'll be joining a thriving community of leading retail, leisure & entertainment operators in the immediate vicinity including...



An asset of





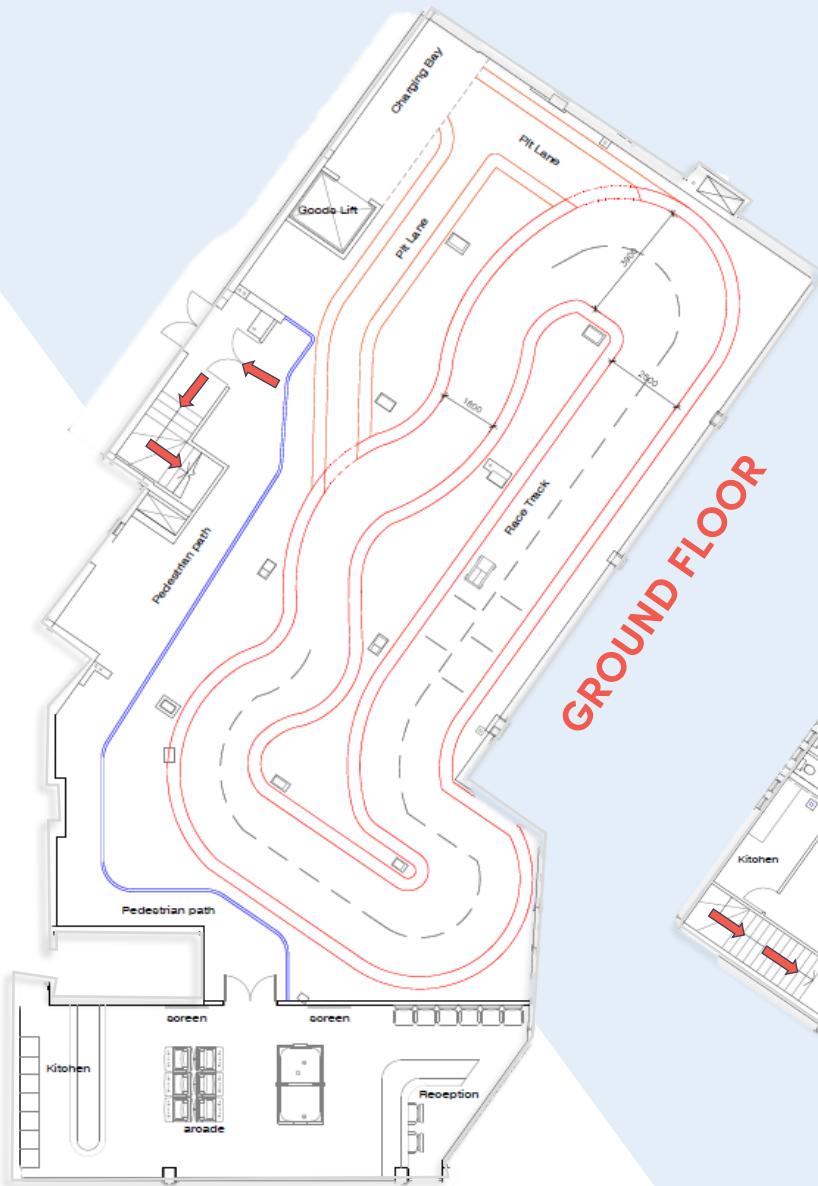
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Entrance from
main mall



FIRST FLOOR

Specification:

Ground Floor	4,885 sq. ft	454 sq. m
First Floor	2,423 sq. ft	225 sq. m
Total	7,308 sq. ft	679 sq. m

Please note: Plans shown are 'as built'
and for illustrative purposes only.

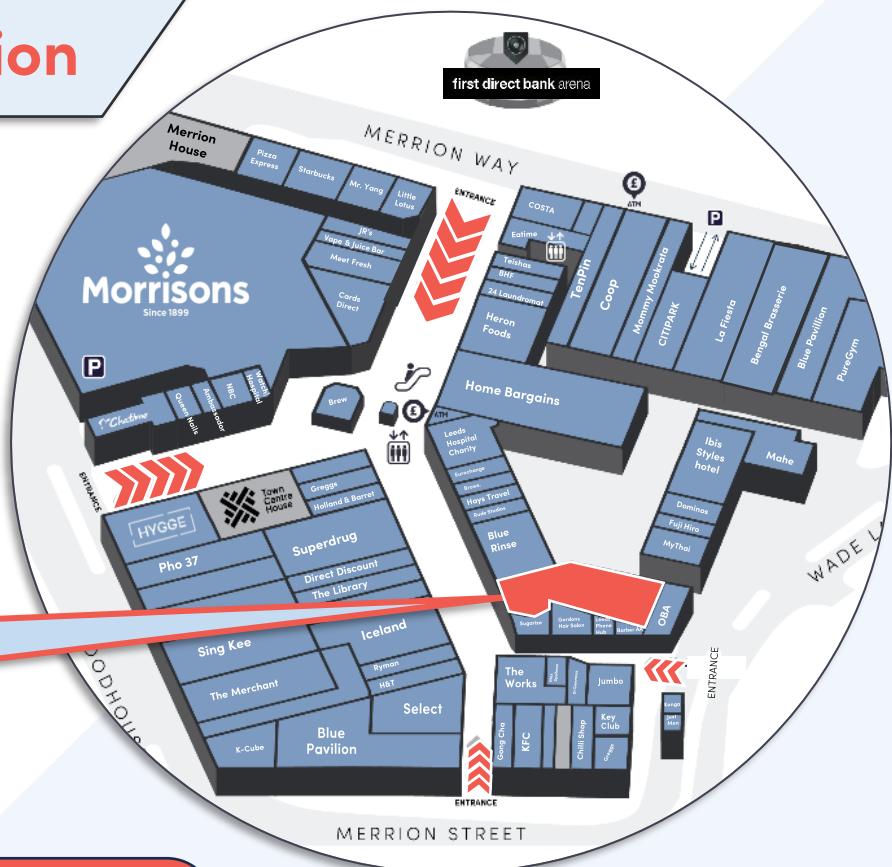
**Space to Thrive –
Unlock Your Potential**

A Prime Location



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4 Universities on
main route (by foot) into the city
with **+80,000 students** living
within a **15 min walk**
(with **more** anticipated!)

+2900 car parking spaces

nearby including
on-site **CitiPark**



Capacity for **2200+**
LCC employees in
Merrion House



Just **265m** from **LGI** which plans
an **additional 94,000 m²** of
facilities including **£9.5m** adult
hospital & site for **new Leeds**
Children's Hospital



8,372 Existing
apartments within the
immediate vicinity
With a further **5,000**
on-site or **in the pipeline**



+9m

internal visitors at the
Merrion Centre in 2024



13.5k Capacity
fd Arena directly
adjacent

**A landmark location,
A Prime Opportunity**

Join us at the Merrion Centre



Enquiries:



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The date of these Particulars is October 2025