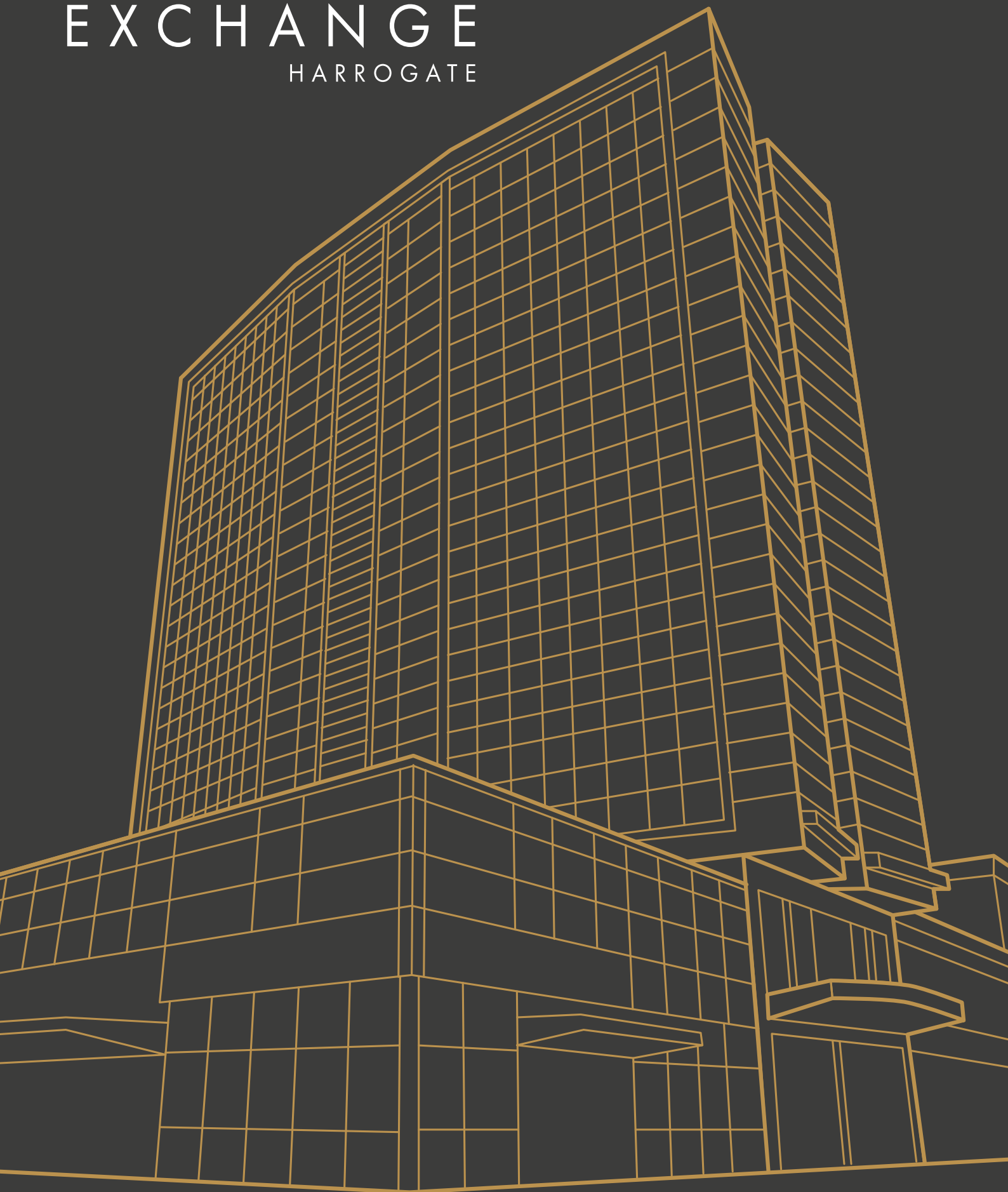


THE  
EXCHANGE  
HARROGATE



HARROGATE'S LANDMARK BUILDING



## THE EXCHANGE

# Harrogate's landmark building

The Exchange, is Harrogate's most iconic office building, dominating the town skyline. Situated at the gateway to the town, above Harrogate train station and seconds from the bus station, The Exchange offers Grade A office space combined with unrivalled connectivity.

Internally this ten storey landmark property benefits from a range of amenities including on site front of house, secure parking, bike racks and showers. With a striking interior space, The Exchange provides occupiers with the most prestigious location in town and enviable and unrivalled views across North Yorkshire.

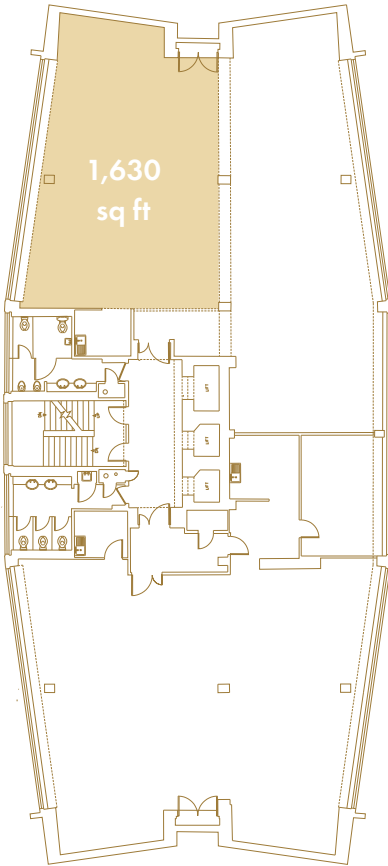




## AVAILABILITY

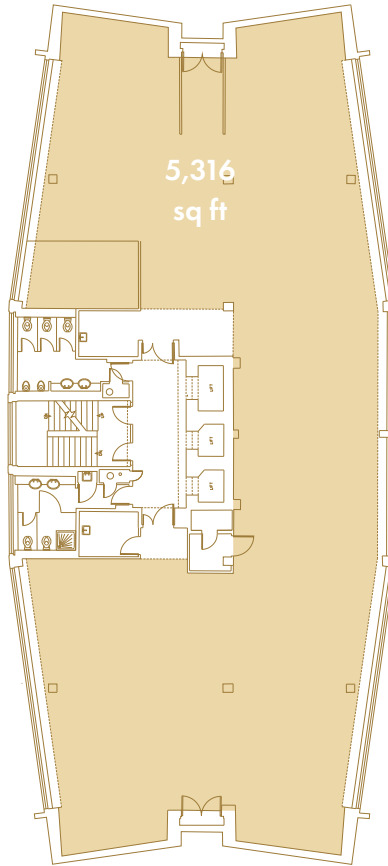
### Third Floor

On the third floor Suite C is 1,630 sq ft.



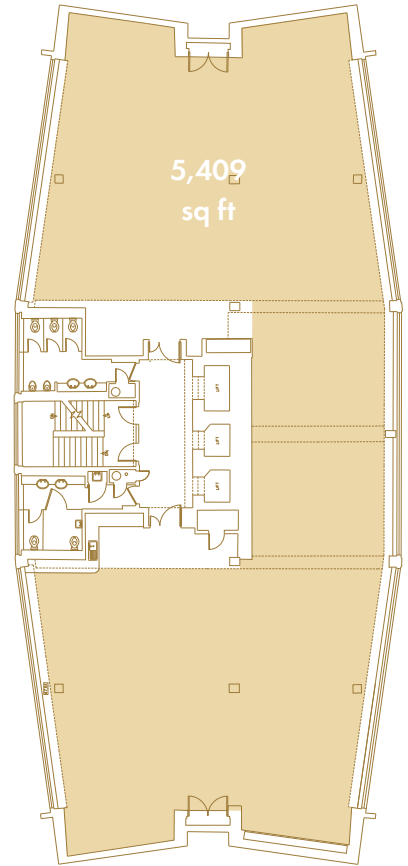
### Eight Floor

The eight floor 5,316sq ft suite is set over the whole floor.



### Tenth Floor

The tenth floor 5,409sq ft suite is set over the whole floor.

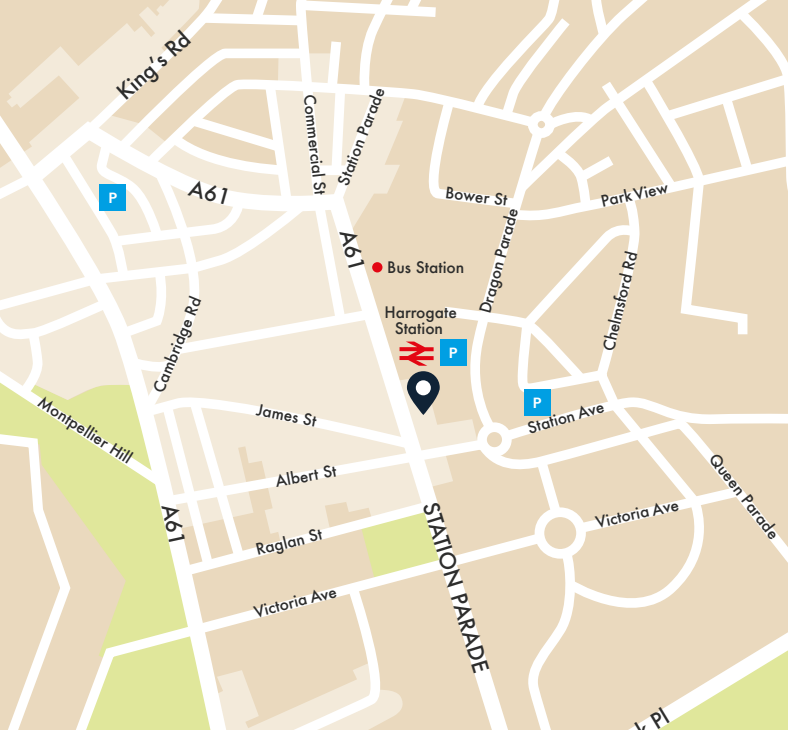


- Impressive reception
- Newly refurbished floors
- VRV air conditioning
- Suncool glazing system

- Secure 24 hour access
- Onsite concierge
- DDA accessible
- 3 x High speed lifts

- Male and female WCs to each floor
- Shower facilities
- Onsite car parking





## Suites available to let

From 1,630 to 10,822 sq ft / 151 to 1,005 sq m



## The Perfect Location

Harrogate's fashionable Town Centre is literally on the doorstep of The Exchange and is perfectly located for occupiers to enjoy Harrogate's many restaurants, cafes and independent stores. It really is the perfect location for a morning coffee or lunch time meeting.

The Exchange offers occupiers a wealth of spectacular outdoor space, Harrogate is surrounded on all sides with beautiful landscaped gardens, affording the perfect opportunity for a healthy stroll.

The Towns train station has great train connections, with daily direct services to and from London Kings Cross and links to main line services from Leeds and York and the A1M is 30 minutes away by car.

For latest availability visit: [www.theexchangeharrogate.co.uk](http://www.theexchangeharrogate.co.uk)



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