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Your essential guide to living in **Leeds**

Issue 107 **FREE** with Leeds Guide 260

GREEN LIVING

Behind the scenes at the eco-friendly Greenhouse

BEST TALL BUILDING IN THE WORLD

Leeds landmark wins prestigious honour

GRANARY WHARF

First-time buyer offer launched

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News



Residence 6 Scoops Award

Luxury hotel Residence 6 has received a certificate of excellence from Trip Advisor for its continued five star service.

The award is based on the website's guest reviews, which currently place the hotel as third best in Leeds after City Inn and Thorpe Park Hotel and Spa. One comment said: "The service is second to none. Nothing is too much trouble and the staff are friendly and helpful."

Residence 6, located in the Victorian-built Old Post Office, offers 23 serviced apartments for a private and spacious stay.

General manager Vikki Baker said: "We are delighted to receive this award as it is testament to independent traveller feedback and demonstrates our level of customer service consistently exceeds

expectations."

The recognition is another string to the hotel's bow after it received awards from VisitBritain, Welcome to Yorkshire and Enjoy England earlier in the year.

Leeds Building Sells For £6.73m

Patrick Properties has completed a £6.73m deal to take over the city centre's 1 Victoria Place building.

It is reported that the commercial property company purchased the four-storey building from the trustees of the Henry Smith Charity. The deal was brokered by the Leeds office of King Sturge, one of the largest international property consultancies in Europe.

Ben Hall, an investment team associate at King Sturge, said: "Patrick Properties has had a long-standing requirement for a quality office building in Leeds city centre and Victoria Place fitted the bill.

"The acquisition of Victoria Place comes after our sales of Benson House and Kings Court earlier this year. All are high-profile office buildings in Leeds' central business district."

Currently let to NatWest Bank, the 33,000-square-foot property has an annual rent of £722,500. It will join the Cheshire-based company's expanding portfolio, which includes properties across northern England and Western Europe.

Trolleybus In Limbo

Plans for a £250m trolleybus scheme in Leeds have once again come to a halt.

Following the government's spend-



ing review, transport secretary Philip Hammond made an announcement regarding investment in highways and local transport schemes. And although the city's New Generation Transport (NGT) trolleybus wasn't axed, it didn't get the go-ahead either. It will join a list of 22 other schemes battling for a slice of more than £600m of government funding, with the Department for Transport set to make a decision by the end of 2011.

Metro deputy chairman Ryk Downes said: "While we would have preferred definite go-aheads, we see the fact that we will be able to make further representations to the government on the NGT trolleybus scheme and the rail growth package as positive news.

"The trolleybus represents an important step forward... and I will continue to work with the council, the Chamber of Commerce and local people to lobby the government to back this scheme."

Jonathan Forrester

CITYLIVING

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CITY LIFE

We find out about your life in Leeds



Name: Vojta Mervirsky

Age: 26

How long have you lived here? Six years.

Where do you usually go for a night out? Basics, it's an amazing club and they play the best music.

Have you done anything exciting in Leeds recently? Apart from partying, studying, working, not really. I've just been travelling in America the whole summer.

Where are your favourite places to shop? Around Briggate and the Victoria Quarter – I like Harvey Nichols, Aqua and All Saints.

Do you have a favourite local restaurant? Salvo's in Headingley

Would you say Leeds is a safe and good place to live? I think so yeah. It is definitely a good place to live – it's just really relaxed, friendly and nobody cares about what other people are wearing. No-one's judgemental.

Q&A Tom and Kati Lancaster, Greenhouse

We meet a pair of newlyweds enjoying a sustainable lifestyle at their impressive new Beeston pad

What made you choose Greenhouse?

We had a few options but Greenhouse really lined up with everything that we stood for, that we believe in. Putting ourselves in a place where we were doing something for the future, whether that was for us or for our kids or for people that came behind us. And we think choosing Greenhouse had a lot to do with that, you know, it was the fact that the city in a few years will be a much better place to live in because of apartment blocks and offices like this, so that lined up with everything, the environmental side, the sustainability. Kati's from Switzerland and it's quite a normal thing in Switzerland, and we had our honeymoon in Copenhagen, and in places like that sustainability is very much a normal thing.

What do you do for a living?

I'm a freelance graphic designer and Kati's working in the cafe-deli that's opening up downstairs. We've both got quite involved with the place straightaway. I've helped with the free bike rental scheme, so I maintain the bikes, and we love that kind of community feel. Where Kati's from in Switzerland it's such a different place, the community feel there – everyone's like family, like a small town – you get to know each other well, so that was important as well moving

to this place, being part of the community.

Where are you from originally?

I'm from Manchester originally. I lived in Bradford for two years, which is where I met Kati. We both studied there, and then after that decided to move to Leeds.

Did you enjoy living in Bradford?

For the time, yeah. It was good for what we needed to learn there. But it was a no-brainer for us to move to Leeds, for the opportunities, networking, just to meet more people and obviously business-wise as well.

Did you buy or are you renting?

We're on a rent to buy scheme. It's a scheme that obviously gives you the opportunity to buy a place. It works on 5% deposit and you can use your first year's rent as that deposit, so that was a big attraction for us as well.

What were the big things that appealed about Greenhouse?

Obviously saving a lot of money on the electricity and bills is a big thing. We've only had a couple of bills, but it's working out at around 60% less than we were paying. And the installation of the place is fantastic. We haven't touched our heating yet to be honest, we haven't even bothered using it, because it's warm enough.



At the place we lived in before, an old converted mill, we had storage heaters and we were whacking them on all the time. That, and being low council tax band, means we're saving quite a bit of money.

Is Greenhouse doing enough to engage with the local community?

I would think so, yeah. We were here for the launch, which had a lot of people from the community involved. We bought some homemade jam from some people, and there were others selling wines I think, and fruit and veg from their allotments, so even in that sense those people have been invited here straightaway and shown what it's about. And obviously there's quite a lot of regeneration going on in the Beeston area, so I think they're engaging people well. I honestly think that the community feel is quite a big part of what they're doing here.

How does Leeds compare with Manchester?

I like it a lot. I think for the first year or so in Bradford I really wanted to move back to Manchester. Leeds is quite different, but it's a lot more like home, like Manchester, than Bradford

was. I find it similar to Manchester in a lot of ways: there's a good growing culture here, obviously the arts, there's a good music scene, so it's been great. I'm happy living here – for the time being I think I'd definitely stay in Leeds rather than moving back to Manchester.

What are your favourite places to go out in Leeds?

We've been to Nation of Shopkeepers a few times. And Jamie's Italian is really good. And Opposite near Harvey Nichols.

What's your most treasured possession?

My wife, my wife of course!

Were you studying on the same course when you met?

We were yeah, it's kind of a private leadership academy course, so Kati came over from Switzerland and we just met on that, became friends and then love blossomed!

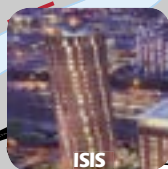
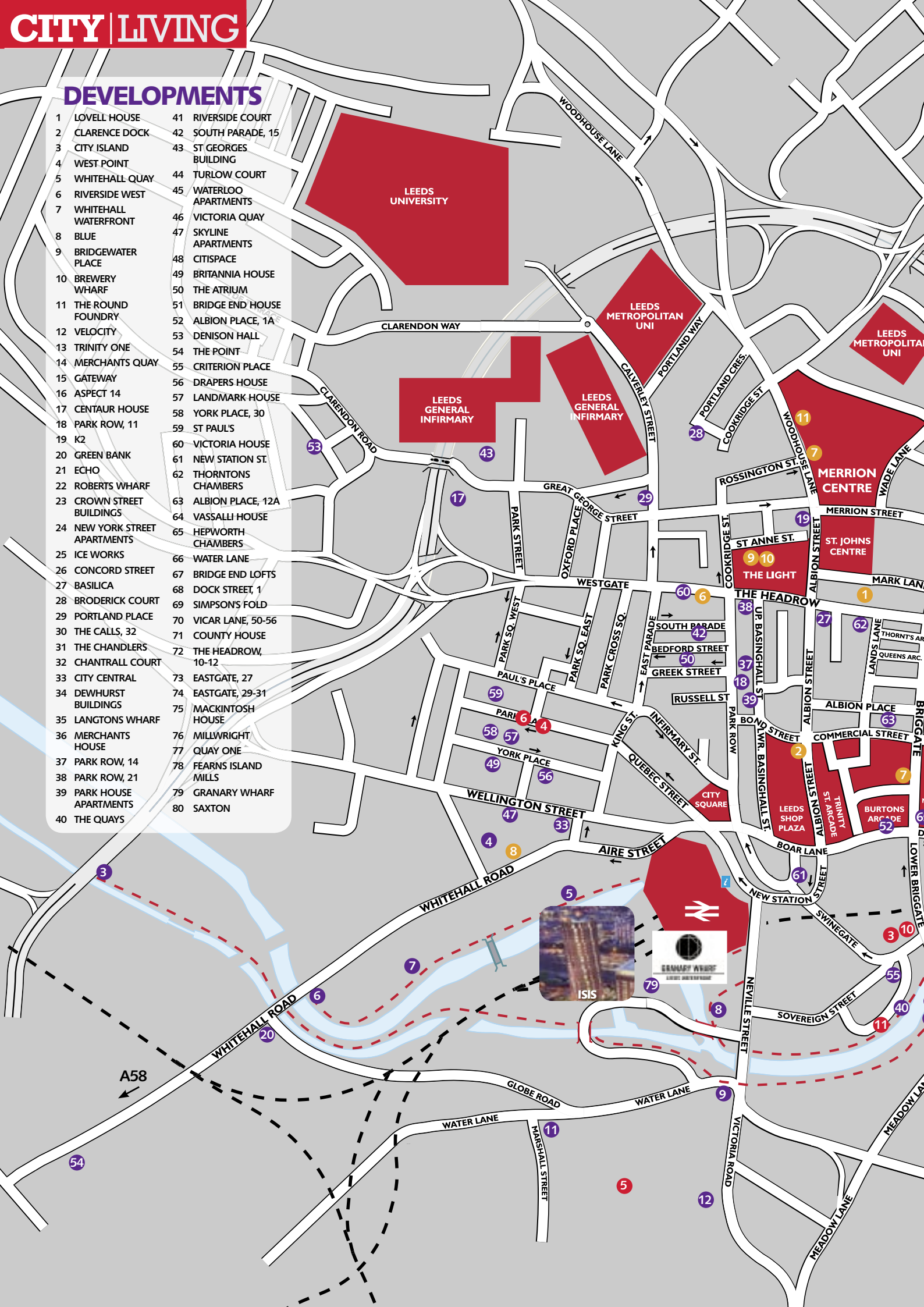
Greenhouse, Beeston Road, LS11 8ND, 0113 234 6686, www.greenhouseleeds.co.uk
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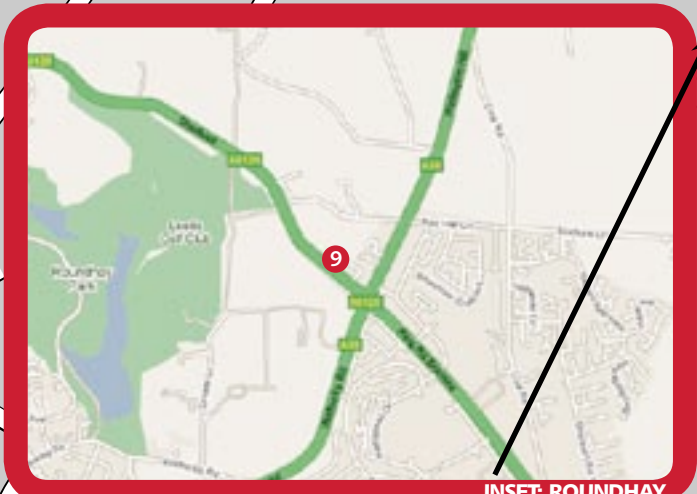
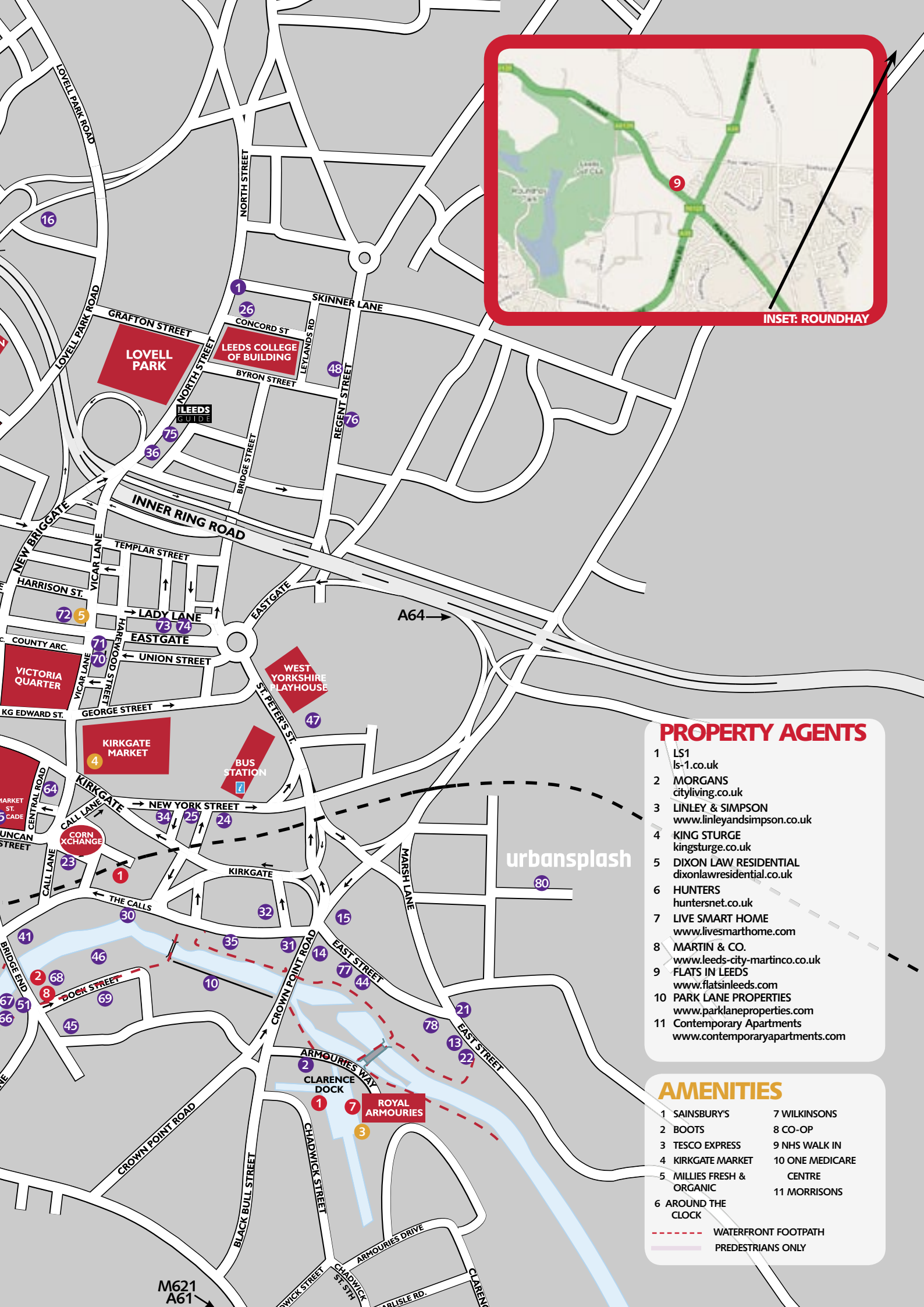
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ISIS

BRANDY WHARF
LOCAL DEVELOPMENT



INSET: ROUNDHAY

PROPERTY AGENTS

- 1 LS1
ls-1.co.uk
- 2 MORGANS
cityliving.co.uk
- 3 LINLEY & SIMPSON
www.linleyandsimpson.co.uk
- 4 KING STURGE
kingsturge.co.uk
- 5 DIXON LAW RESIDENTIAL
dixonlawresidential.co.uk
- 6 HUNTERS
huntersnet.co.uk
- 7 LIVE SMART HOME
www.livesmarthome.com
- 8 MARTIN & CO.
www.leeds-city-martinco.co.uk
- 9 FLATS IN LEEDS
www.flatsinleeds.com
- 10 PARK LANE PROPERTIES
www.parklaneproperties.com
- 11 Contemporary Apartments
www.contemporaryapartments.com

AMENITIES

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- 2 BOOTS
- 3 TESCO EXPRESS
- 4 KIRKGATE MARKET
- 5 MILLIES FRESH & ORGANIC
- 6 AROUND THE CLOCK
- 7 WILKINSONS
- 8 CO-OP
- 9 NHS WALK IN CENTRE
- 10 ONE MEDICARE CENTRE
- 11 MORRISONS

- WATERFRONT FOOTPATH
- PREDESTRINIANS ONLY

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The Knowledge

Granary Wharf First-Time Buyer Offer Launches

New opportunity to land the property of your dreams

If difficulties in raising a deposit have been preventing you from buying a home to die for, then this might just be the news you wanted to hear: a scheme has been launched at Granary Wharf to help first-time buyers leap onto the property ladder.

Granary Wharf, situated alongside the Leeds-Liverpool canal to the south of Leeds city centre, is an area that has been a hub of regeneration over recent months and years. An ever growing smattering of gastropubs, cafes and bars has grown up around the district, while the developers, ISIS Waterside Regeneration, have stated a commitment to putting in place a sustainable community that respects its historic surroundings.

Under the new Loan2Own offer, buyers only need to pay 80% of the value of the property, usually by way of 75% mortgage and a minimum 5% deposit from their own money. ISIS Waterside Regeneration will then provide a loan of up to 20% of the property price, for 10 years. When that loan is due to be repaid (either after 10 years or when the property is sold), the homeowner will reimburse ISIS with 20% of the property's market value at that time. This means that if the price of the property has gone up, the repayments will correspond to this rise in value and likewise, if the property price has dipped, the amount outstanding will be lower. As regards paying the loan back, the owner can either pay it over the course of the 10 years, or wait until the 10 years have elapsed and repay the sum then, with the option to pay it in up to four instalments, or settle up the cost sometime within the 10-year timeframe. Either way, there will be no interest or rental payment incurred.

In theory there is no limit on the type of property that you may purchase, although there is a maximum list price of £200,000. And buyers must have no intention of letting the property out. Also, to qualify for the scheme you must not own any other property in the UK.

Dara Mulcahy, chief executive of ISIS, said: "As it continues to be a very tough market, especially for first-time buyers, we are really pleased that we are continuing to help prospective owners who can't raise the deposits they need. We saw with HomeBuy Direct that there was a very definite need for such schemes which is why we are launching one of the first to come from a developer, Loan2Own. At our developments alone there were around 80 HomeBuy Direct applications to consider, so now that we can offer much the same deposit and terms we want to let people know that they can still benefit from coming in and talking to us to see if they can realise their dream of owning their own home at Granary Wharf."

To find out more, visit the Granary Wharf Sales Office, LSI 4BR, Monday-Saturday 10am-5pm, Sunday 12-4pm, log on to www.granarywharf.co.uk or call 0845 071 1060 or 0113 243 4324

Daniel Gregory



Five for the Fortnight

Things to do

Event: The Dog-Eared Collective's Joyride

Where: The Carriageworks

When: 12 November

Comedy quartet The Dog-Eared Collective are expertly silly. Boasting a wildly anarchic brand of humour, their shows adopt a uniquely surreal format. It might not be for the traditional folk among us, but if you enjoy all things daft then you should be in for a treat. Sit back and enjoy the anarchy.



Event: The Habit of Art

Where: Grand Theatre & Opera House

When: Until 13 November

Woven into an imagined encounter between composer Benjamin Britten and war poet WH Auden and hailed as a masterpiece by many, Alan Bennett's latest work is a play about theatre, biography and age. From Auden mixing up men from the BBC with rent boys, to peeing in the sink, Bennett's play is wickedly funny and occasionally rather filthy.



Event: Metropolis

Where: Leeds Town Hall

When: 17 November

With 25 minutes of rediscovered footage, Fritz Lang's newly restored sci-fi classic *Metropolis* is a dizzying spectacle. Rarely seen on the big screen, the iconic shots of a hypothetical new world and ideological predictions were way ahead of their time, paving the way for *Blade Runner* and *Star Wars*. A prophetic, ever relevant classic about the obsessive fascination of modern technology. Part of Leeds International Film Festival.



Event: Funkywormhole

Where: HiFi Club

When: 18 November

With all the décor of a 60s psychedelic rave and the colour from Austin Powers' wardrobe, HiFi Club presents an eclectic mix of catchy grooves for getting your funk on, including soul, funk and old school hip-hop. Expect fun, originality and good music.

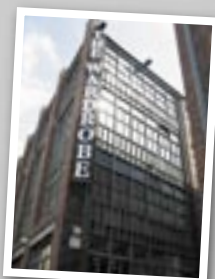


Event: Sunday Service

Where: The Wardrobe

When: 21 November

As the days get colder you'll probably find yourself eating more, so get your Sunday roast fill with the delicious Sunday Service at the Wardrobe. You can get roasts, brunches and bar meals every Sunday from 12pm. And it might be hard to resist washing it down with that famous hangover cure, the Bloody Mary.



Bex & the City

This fortnight, Bex is acting, eating out and shopping



© Fran Rodgers, www.lezzydame.co.uk

After two months of rehearsals, October was rounded off with my four play performances of *Road*. Clearly Jim Cartwright's uninhibited, gritty northern style wasn't for everyone, as two audience members fled The Carriageworks in disgust only a few scenes in.

Perhaps a bit of research into the play you're forking out £10 to see wouldn't go amiss? Just a thought.

Anyway, all the fame must've gone to my head as I dined out in Indian restaurants two nights in a row on performance weekend; who did I think I was eh? I make no apologies though: first Chini (Merrion Street) and then Shabab (Eastgate) provided immensely satisfying spicy, creamy, flavourful dishes. Besides, the second curry was courtesy of my biggest fans (mum and dad).

Halloween always brings rather a quandary for me. I am halfway between still harbouring a deep longing to trick-or-treat, and wanting to hit the town for a devilish night out in far-fetched fancy dress. But alas, I am too old for

the former, and too loath to do the latter as it is no different from what Leeds students do every night of the week. So *Night of the Dead/Day of the Dead* at Hyde Park Picture House is usually my best bet if I'm venturing out. But it always sells out almost immediately. Yet another viewing of *Rosemary's Baby* with any red, orange or black-coloured snacks though? Always a winner.

Kate Moss's final full collection for Topshop landed in Briggate and the St. Johns Centre on 2nd November; and what a spangly collection it is. If you hadn't mentally clothed yourselves for your Christmas soirees yet, I bet many of you will have now. Some of the price tags are a little eye-watering (one limited edition gown is £400) but there are still a good few that are more purse-friendly. Various coveted old favourites from previous lines have been re-released, and as if that wasn't enough, jewellery has now been added to the collection too. Ladies, elbows to yourselves when you hit Toppers for your final Kate fix.

Rebecca Ryder

The Knowledge

The Best Tall Building In The World: Broadcasting Place

Eye-catching Leeds tower wins global honour, **Jonathan Forrester** reports

With its rusty looking exterior and distinctive structure, Broadcasting Place is often described as the 'Marmite' of Leeds' skyline: it divides opinion perhaps more than any other structure. But the 23-storey building off Woodhouse Lane has just been crowned the world's best tall building of 2010.

It was given the title by the Council on Tall Buildings and Urban Habitat (CTBUH) after beating towering competition from across the globe. The building, which houses Leeds Metropolitan University's Faculty of Arts, Environment and Technology, was shortlisted for the award after being voted best in Europe earlier in the year. Other finalists included the Bank of America Tower in New York and Dubai's Burj Kahlia, which at 828 metres stands as the tallest building in the world.

Broadcasting Place may be 11 times shorter and have a little less sparkle, but it was praised for its unusual angular shapes and for showing "a respect for the scale and grain of the surrounding listed buildings".

Julian Gitsham from Feilden Clegg Bradley Studios is one of the creators. He said: "We are delighted. We're a bit stunned really.

"We were very pleased with the Europe award and then we thought 'well we're going to be up against the Burj, the tallest building in the world'.

"It felt like a David and Goliath situation where we had this relatively small building next to this 1km-high building."

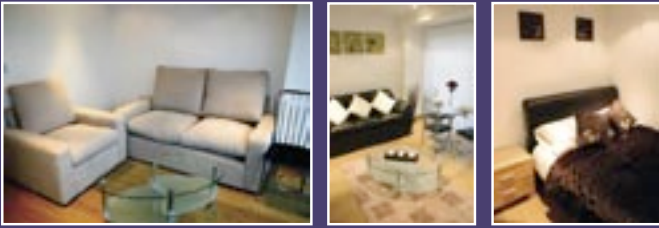
Gitsham said the 70m tower, which also contains student flats, has attracted both praise and criticism for its use of cor-tem – a weathering steel that doesn't need painting and forms a rust-like appearance if exposed to the elements.

He added: "We always wanted to take a really bold decision. We think it's fantastic when it gets a strong reaction. We love the material. It lasts well, it weathers well, it's got a beautiful tactile nature to it, but you either love it or hate it."

Broadcasting Place, Woodhouse Lane, LS2 9EN



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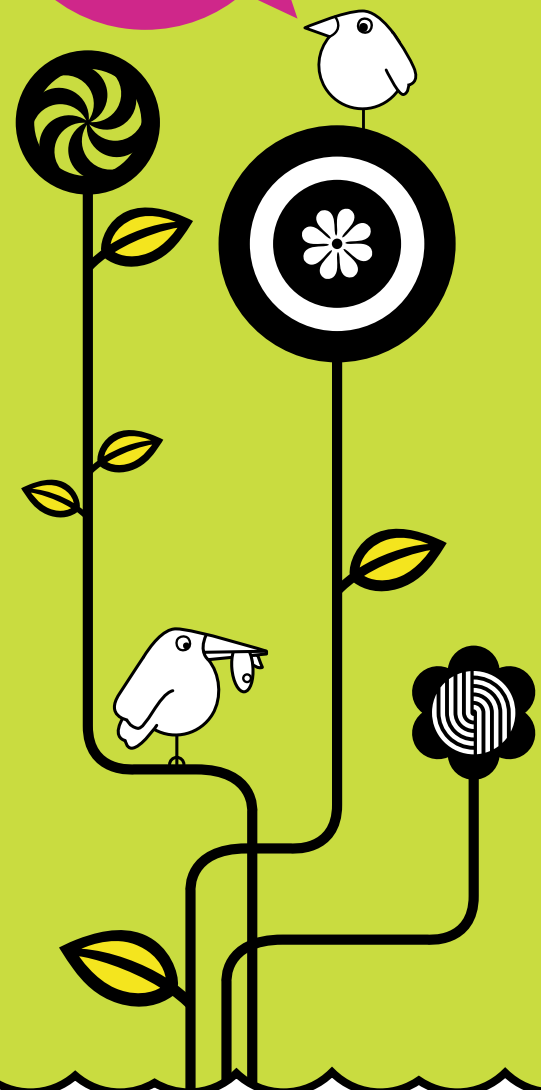
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*The Loan 2 Own Scheme has a limited availability and is only available on selected properties up to a maximum of £200,000. Loan 2 Own is not valid in conjunction with any other offer. At least 80% of the purchase price is supplied by the purchaser as part of their mortgage and a cash deposit of at least 5%. The loan from ISIS of up to 20% is registered as a second charge for up to 10 years and no interest or rent is payable on the loan to ISIS for this period providing that all the terms and conditions are adhered to and default charges may apply. The charge may have to be redeemed earlier on demand. The Loan 2 Own scheme is subject to status and ISIS Waterside Regeneration terms and conditions. The terms and conditions are available on request. The deposit quoted is based on a full purchase price of £99,950. Your home may be repossessed if you do not keep up repayments on a mortgage or any other debt secured on it.