



Melbourne Street
Leeds, LS2

ZENKO
Properties

FOR SALE

£319,950

A CITY CENTRE FREEHOLD HOUSE WITH TWO DOUBLE BEDROOMS, CAR PORT
WITH EV CHARGING AND PRIVATE SOUTH FACING TERRACE















Two bedroom freehold house

2

Bedrooms

2

Bathrooms

820

SQ FT



ABOUT

A modern terrace house completed in 2021 located in the Northern Quarter. Many of the city's amenities are within easy walking distance including the General Infirmary (18 mins) the Law Courts (16 mins), the Railway Station (21 mins), Wellington Place (27 mins), St James Hospital (15 mins), West Yorkshire Playhouse (8 mins), Northern Ballet (11 mins) and the main shopping areas of Trinity (10 mins) and Victoria Gate (8 mins) are both close by. Additionally, a few moments away on North Street are a number of places to eat and drink including The Swine That Dines, Threes a Crowd and The Brunswick. (All quoted walking times are from Google Maps)

TWO DOUBLE BEDROOMS, TWO BATHROOMS
AND DOWNSTAIRS W.C

COVERED CAR PARKING WITH EV CHARGING

CITY CENTRE FREEHOLD HOUSE

GAS CENTRAL HEATING

APPROX. 820 SQ FT EXC TERRACE

COUNCIL TAX BAND: D

1ST FLOOR SOUTH FACING TERRACE

EPC: C

SPACIOUS OPEN PLAN KITCHEN/DINING/LIVING AREA

Melbourne Street is a scheme of sixteen freehold houses built in 2021 located in the Northern Quarter. The street runs between North Street and Bridge Street and each property has a south facing 1st floor terrace, covered car parking and EV charging.



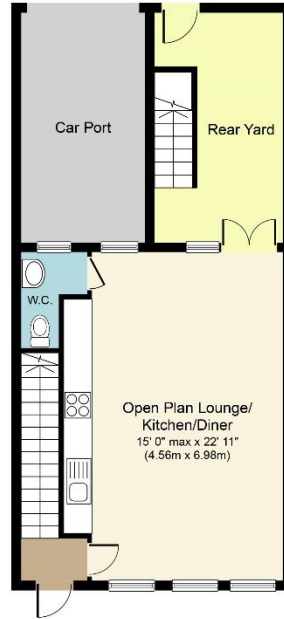




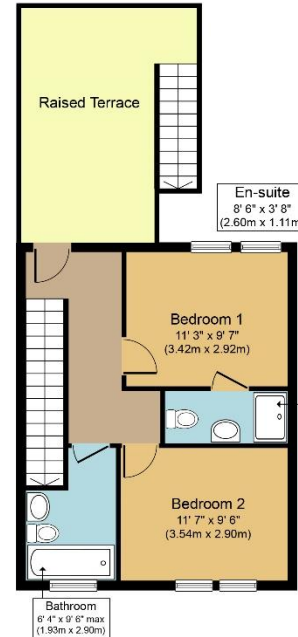




Floorplan



Ground Floor
Approximate Floor Area
724 sq. ft.
(87.2 sq. m.)

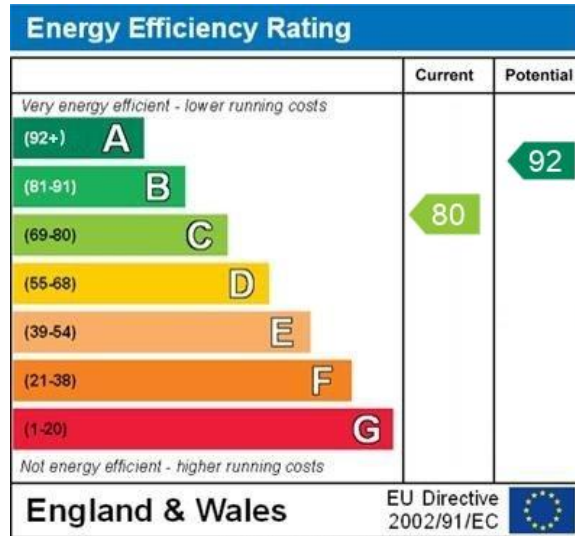


First Floor
Approximate Floor Area
408 sq. ft.
(37.9 sq. m.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of floors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, for illustrative purposes only and should be used as such by any prospective purchaser or tenant, antec as to their operability or efficiency can be given.
houseviz.com



EPC



WWW.EPC4U.COM



For more information or to arrange a viewing contact
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