



FLAT 4 21, ALLERTON PARK

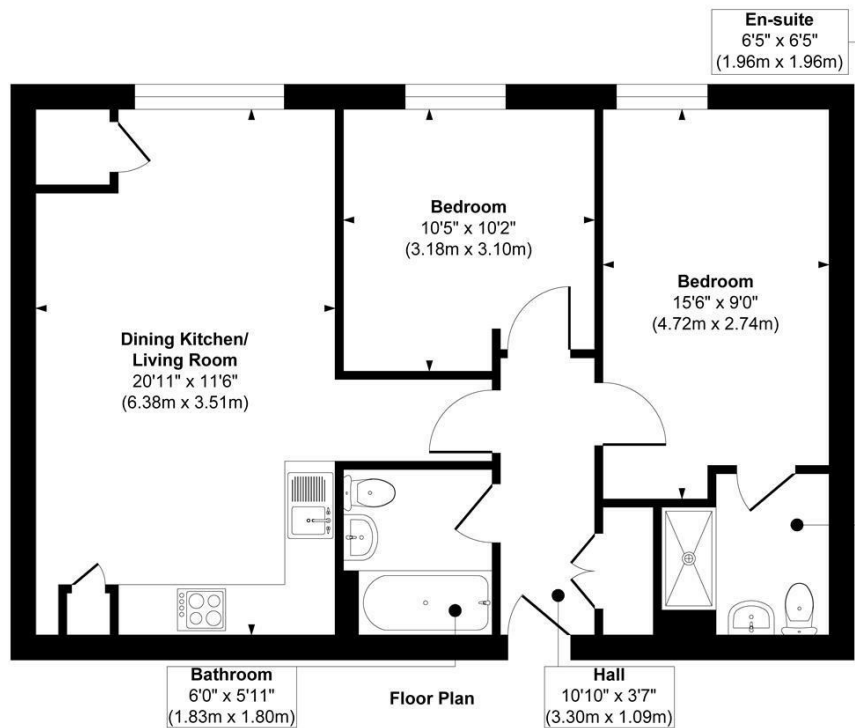
LEEDS, LS7 4AJ

£280,000
LEASEHOLD

Stylish, spacious, and superbly located - this ground-floor apartment in Chapel Allerton offers modern living at its finest. With two generous bedrooms, a luxurious en suite, underfloor heating, underground EV parking, and access to beautifully kept rear gardens, it's a perfect blend of comfort, convenience, and elegance. Just a short stroll from the high street and Gledhow Valley Woods, your ideal lifestyle starts here.

MONROE

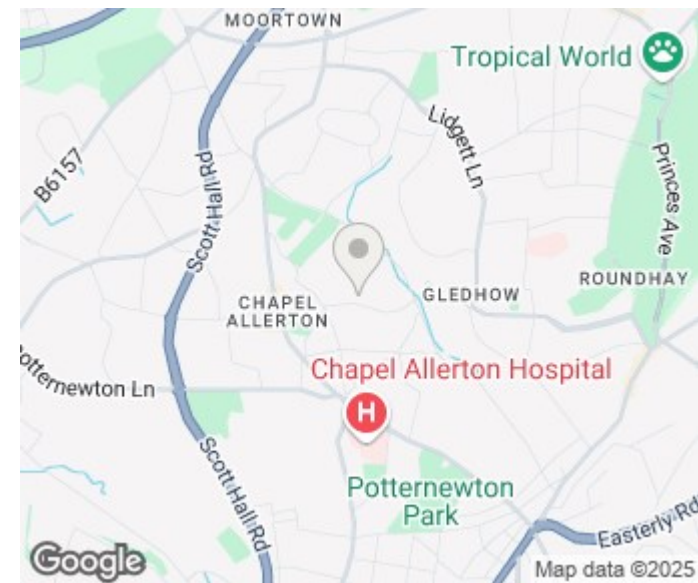
SELLERS OF THE FINEST HOMES



Approx. Gross Internal Floor Area 660 sq. ft / 61.31 sq. m

Illustration for identification purposes only, measurements are approximate, not to scale.

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	81	81
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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