



## 4 BANKFIELD TERRACE

LEEDS, LS4 2RE

£1,200 PER MONTH

Available to rent in the popular North Leeds suburb of Burley (LS4), this spacious and characterful 2/3 bedroom, 2 bathroom garden-fronted terrace house offers flexible living across four floors. Ideally located just off Kirkstall Road and within easy reach of Burley Park train station and Leeds city centre,

MONROE

SELLERS OF THE FINEST HOMES

## Bankfield Terrace, Burley, Leeds, LS4

Approximate Area = 998 sq ft / 92.6 sq m

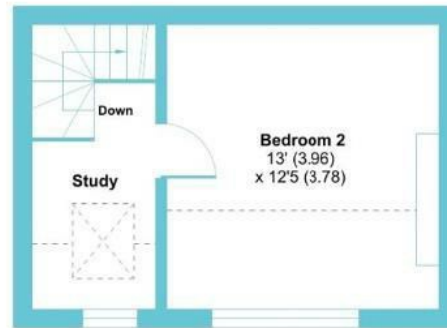
Limited Use Area(s) = 76 sq ft / 7 sq m

Total = 1074 sq ft / 99.7 sq m

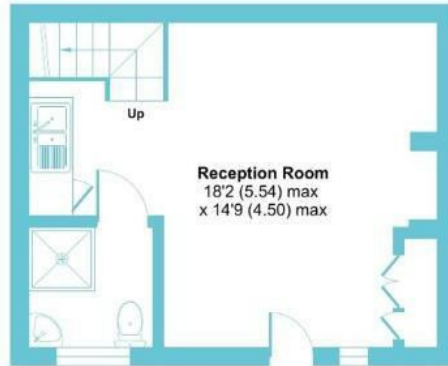
For identification only - Not to scale



FIRST FLOOR



SECOND FLOOR



LOWER GROUND FLOOR



GROUND FLOOR



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	58	71
(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

Monroe Lettings and Property  
Management  
Whitehall Road  
Leeds  
LS12 1FJ

0113 350 0866  
hello@monroelettings.com  
www.monroelettings.com

MONROE

SELLERS OF THE FINEST HOMES