



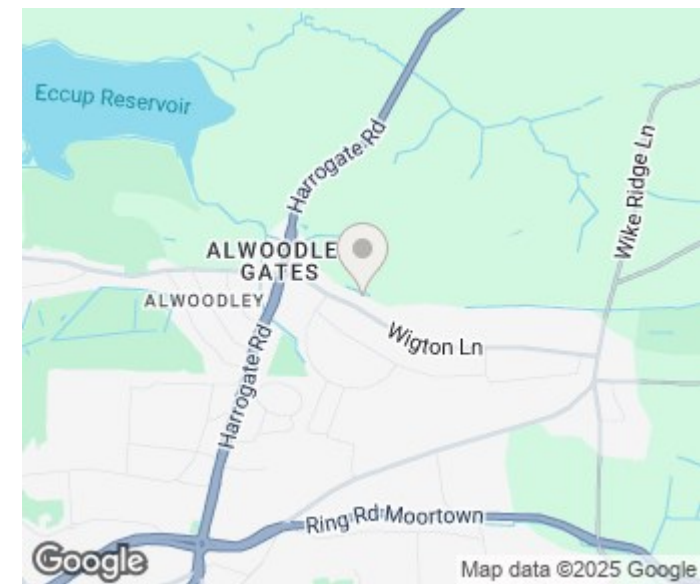
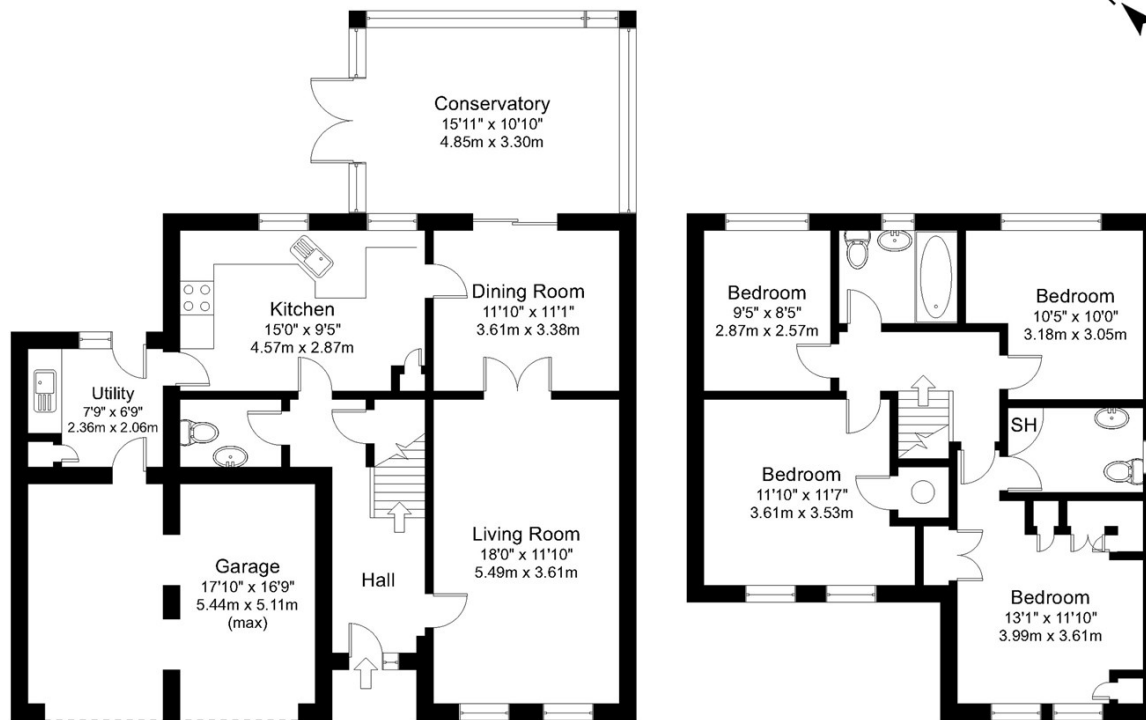
16 WIGTON GREEN LEEDS, LS17 8QR

£2,750 PER MONTH

Monroe are pleased to bring to market, this generous 4 bedroom detached family home, which is ideally located for GSAL, just off of Wigton Lane in Alwoodley. Benefitting from THREE reception rooms, A FOUR SEASONS kitchen and a generous GARDEN. Viewings are available by appointment only. Please call Monroe on 0113 3500866 to arrange a viewing.

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		77
(55-68) D	64	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Gross internal floor area including garage (approx.): 175 sq m (1,884 sq ft)
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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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