



Kirkstall Gate, Commercial Road, Leeds LS5 3AD

welcome to

Kirkstall Gate Commercial Road, Leeds

A one bedroom apartment in a popular area of Kirkstall which offers great access to local amenities and transport links.



Kirkstall Gate

A one bedroom apartment within the Kirkstall Gate development, which offers fantastic access to Leeds city centre and both Leeds University and Leeds Metropolitan University. There are many local amenities and facilities including Morrison supermarket at the Kirkstall Bridge Shopping Complex, Kirkstall Leisure Centre and Kirkstall Abbey. Along Kirkstall Road are more shops, bars and restaurants. The property is within easy access of Headingley train station, there are excellent bus and road links to Leeds city centre and the surrounding areas. In brief the property comprises; entrance hall, open plan living area, bedroom and shower room.

Communal Entrance Hall

Access to the upper floors is provided by both lift and stairs. Secure entry via intercom.

Apartment Entrance Hall

The apartment door opens in to the entrance hall which has an intercom entry phone.

Open Plan Kitchen/living Room

11' 3" x 13' 2" (3.43m x 4.01m)

Lounge Area

With a wall mounted electric heater and double glazed window to the rear elevation.

Kitchen Area

Fitted with a range of wall and base units with complimentary Quartz work surfaces which incorporates a sink with mixer tap. Split level cooking comprises; electric oven with electric hob over and cooker hood above. Plumbing for washing machine, integrated dishwasher and breakfast bar.

Bedroom One

9' 3" x 11' 2" (2.82m x 3.40m)

A double bedroom with wall mounted electric heater and window to the rear elevation.

Shower Room

Fitted with a walk in shower cubicle with electric shower, vanity wash hand basin and low flush wc. Tiled floor and part tiling to walls. Extractor fan and window to the side elevation.



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Kirkstall Gate Commercial Road, Leeds

- Guide Price - £110,000 - £120,000
- One Bedroom Apartment
- Popular Location
- Great Access To Local Amenities
- Allocated Parking

Tenure: Leasehold EPC Rating: E

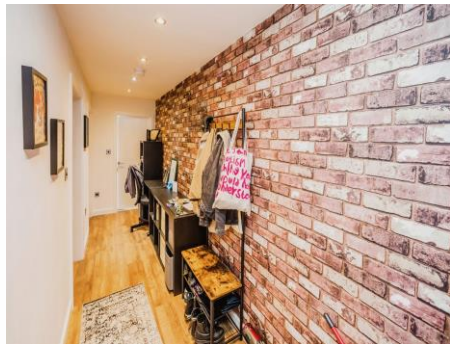
This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

guide price

£110,000



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are as detailed as possible. Details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. Must rely upon its own inspection(s). Powered by www.focalagent.com



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Property Ref:
HEA108360 - 0003

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