



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		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	65	83
EU Directive 2002/91/EC		

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184 Harrogate Road, Leeds, West Yorkshire, LS7 4NZ
Telephone: 0113 237 0999 Email: north@stoneacreproperties.co.uk

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Stoneacre
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Stoneacre Properties
184 Harrogate Road
Leeds
West Yorkshire
LS7 4NZ

0113 237 0999

north@stoneacreproperties.co.uk
www.stoneacreproperties.co.uk



Kingfisher Way, Alwoodley, LS17 8XA

£1,150 Per Calendar
Month

Offering to the rental market this furnished two bedroom Semi-Detached house located off Shadwell lane within the Kingfisher estate of LS17. The property comprises of; Entrance hall into Spacious lounge; Kitchen with dining table, including white goods and access conservatory and garden; Two double bedrooms and bathroom with shower over bath. The property also boasts a private rear garden. Regular bus services are available from Shadwell into Leeds City Centre. Only a short distance from all amenities at Moortown Corner and Street Lane. Viewings are highly recommended to avoid disappointment! Available 20th December 2025

- **Furnished**
- **Two Double Bedrooms**
- **Conservatory**
- **White Goods**
- **Private Rear Garden**
- **Excellent Location**
- **Gas Central Heating**
- **Available 20th December 2025**

