



**36 Cliff Road, Leeds, LS6 2ET**  
**£117 Per Person Per Week**  
**Available from 1st July 2025**

5 2 1 E

\*\*\*£127PPPW INC BILLS!\*\*\* September Start Available!\*\*\* ALL INCLUSIVE BILLS! UNCAPPED GAS AND ELECTRIC, SUPERFAST 350MBPS BROADBAND, TV LICENSE, WATER, CONTENTS INSURANCE, GARDENING AND MORE! Stunning, five bedroom, two bathroom property with spare room! Recently refurbished to a high standard with all new furniture, carpets and decoration! All on the doorstep of Uni!

- £127PPPW inc bills!
- Close to University
- Open Plan Communal Areas
- Close to Local Bars & Shops
- Excellent Travel Links
- RECENTLY REFURBISHED
- Large Double Bedrooms
- Superfast Broadband & Uncapped Gas and Electric
- Two Bathrooms
- Council tax band B

