



HOME
MARKETING & MANAGEMENT

SOUTH VIEW, STANNINGLEY LS28 6BB

£925 PCM



Victorian Through Terrace
2 Dble Beds & Loft Room
Modern Integral Dining Kitchen
Neutral Decor Throughout
White Three Piece Bathroom
Upvc Double Glazing
Gas C/Heating; Combi Boiler
Cellar; Small Patio Area
Deposit £1067.00
Available 23/12/26. Unfurnished



£925 PCM

GENERAL DESCRIPTION

Before a viewing can be obtained, please contact the office for a link to complete a Canopy rent passport

A versatile terraced property in the area of Stanningley with two double bedrooms and useful loft room/occasional bedroom. Will be of particular interest to professionals seeking a spacious and well presented home which benefits from: Modern fitted integral Kitchen including fridge/freezer and washing machine; white three piece bathroom suite; neutral decor; useful cellar. Offers good commuting access to both Leeds & Bradford and an early inspection is recommended to appreciate the style, location and versatility of the accommodation on offer. Sorry no smokers. Available 23/12/26. Unfurnished. Deposit £1067.00.

ROOM MEASUREMENTS

DINING KITCHEN 14' 2" x 11' 4" (4.32m x 3.45m) max

RECEPTION ROOM 16' 1" x 9' 6" (4.9m x 2.9m) max

1ST FLOOR STAIR & LANDING 5' 5" x 3' 7" (1.65m x 1.09m) max

DOUBLE BEDROOM 1 16' 1" x 9' 6" (4.9m x 2.9m) max

DOUBLE BEDROOM 2 11' 4" x 10' 1" (3.45m x 3.07m) max

BATHROOM 8' 5" x 6' 0" (2.57m x 1.83m) max

LOFT ROOM 14' 5" x 10' 4" (4.39m x 3.15m) max
(accessed via double bedroom 1)

HOLDING DEPOSIT

A holding deposit equal to one week's rent as agreed will be due upon application for this property before it is removed from the market. Upon the successful completion of your background checks the holding deposit will be placed on your tenancy account as a part payment of the first month's rent instalment.

Should all information on the application forms be found to be accurate and yet the landlord chooses not to grant a tenancy then the holding deposit will be returned in full.

COUNCIL TAX BAND
A

OPENING HOURS

Pudsey Office

Monday to Friday

Saturday

Sunday & Bank Holidays

8.30am – 5.00pm

9.00am – 1.00pm

Closed

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	71 C	78 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

The graph shows this property's current and potential energy rating.

Details are compiled from observation and information supplied by the vendors. Measurements have been taken with an electronic measure and, whilst believed to be accurate, may be subject to variation or mechanical error. Services and appliances have had only a visual inspection and have not been tested by HomeMM.