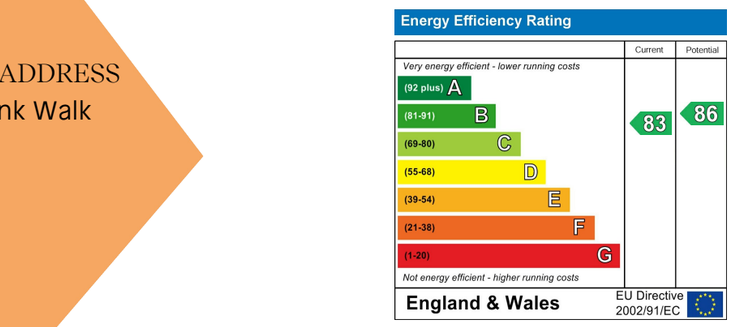
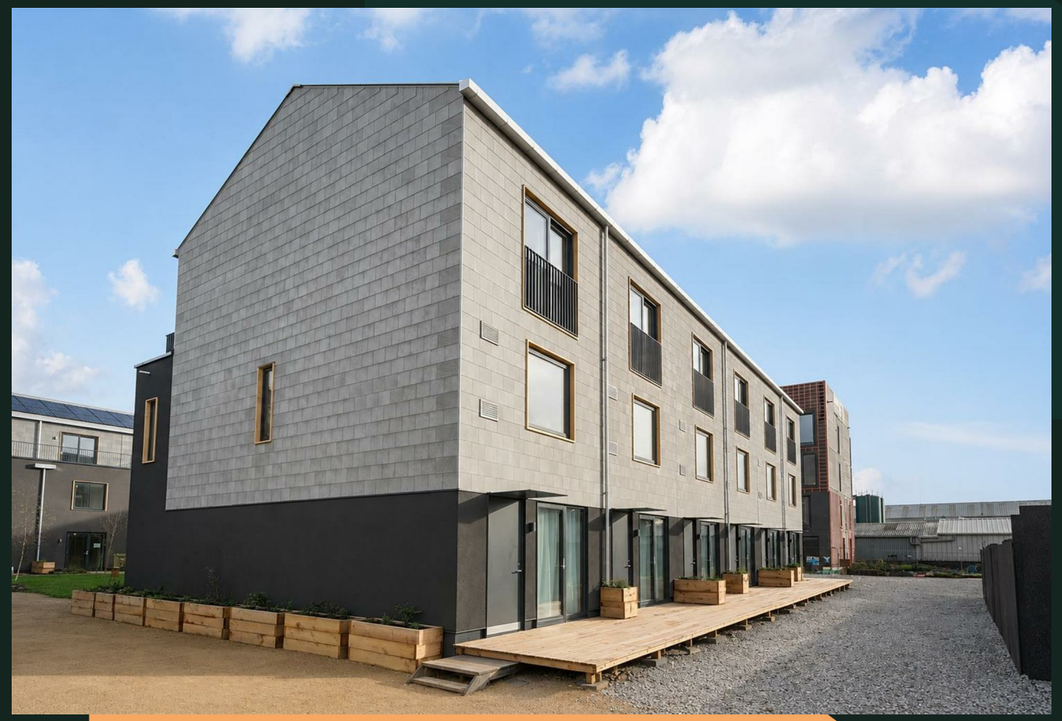
PROPERTY ADDRESS
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Leeds
LS10 1GT



South Bank Walk, LS10







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- Total cost of first month: £3,590 (rent & deposit)
- Balcony
- Decked patio
- Great views
- Riverside location

The spacious townhouse is spread over three floors and has an impressive open plan kitchen, dining and living area on the top level, two bathrooms, three double bedrooms plus an additional reception room on the ground floor which could be used as a home office or to suit the occupiers' requirements. The bright and airy spaces are carefully designed to flood natural light into the property and combined with super-efficient integrated appliances creates a welcoming yet functional and flexible space. There is a decked patio area at the rear which is perfect for the warm weather.

The property would be ideal for two professional sharers or a family. Please note it isn't available to three or more sharers.

High levels of insulation, triple glazed windows and Mechanical Ventilation Heat Recovery (MVHR) are just some of the features which lower the heating demand in winter and keep the property cool during the summer. The property has unparalleled efficiency and makes it easy for occupiers to live sustainably and with a lower carbon footprint.

Smart Home technology allows you to control and monitor your heating from your phone and manage your energy consumption 24/7.

Residents benefit from the communal landscaped gardens of the pioneering Climate Innovation District and the on-site amenities such as Piglove by the River. It's in an excellent location, with Leeds Dock, Brewery Wharf, the Calls and city centre within easy walking distance.

Available now subject to acceptable referencing.

Please note that the photos and floorplan are representative of this type of house. CGIs have been used in the photos for illustrative purposes only - the furniture will









differ. The virtual tour is of a similar house at South Bank Walk.

Rent: £1,795 per calendar month
Holding deposit: £414.23
Deposit: £1,795

Broadband and electricity at the development are supplied by the utility company instructed by the Community Interest Company. There is no option to change this to another provider due to the billing of on-site energy production. Broadband is approximately £40 per month.