



**HOME**  
MARKETING & MANAGEMENT

BEECHWOOD STREET, STANNINGLEY LS28 6PS

**£825 PCM**



Mid Stone Terrace House  
Two Double Bedrooms  
Modern White Four Piece Bathroom  
Modern Fitted Dining Kitchen  
Spacious Living Room  
Character Features  
Storage Cellar. Patio Garden  
Deposit £951.00  
Part Furnished/Unfurnished  
Available 26th February 2026



**£825 PCM****GENERAL DESCRIPTION**  
Before a viewing can be obtained, please contact the office for a link to complete a Canopy rent passport

A spacious two bedroom stone mid terrace house situated in a cul de sac in the popular and convenient area of Stanningley. Will be of particular interest to professional couples and sharers seeking well-presented and well-located accommodation which benefits from: gas central heating with combination boiler; white uPVC double glazing; light and neutral decor throughout; patio garden; modern fitted cream shaker style dining kitchen with stainless steel oven and hob, fridge/freezer (appliances will not be maintained); modern white four piece bathroom with wet room shower. Briefly comprises: living room with decorative fireplace; dining kitchen; storage cellar; first floor stairs and landing; two double bedrooms with double bed, single bed, wardrobes, drawers and desk; bathroom. Offers good commuting access to both Leeds and Bradford with close proximity to New Pudsey train station and Ring Road. An early inspection is recommended to appreciate the style and location of the accommodation. Sorry, no smokers. Sorry, no pets. Part furnished (or unfurnished by arrangement). Deposit £951.00 Available 26th February 2026

**ROOM MEASUREMENTS****LIVING ROOM** 15' 8" x 12' 3" (4.78m x 3.73m) max**INNER HALL** 2' 11" x 2' 7" (0.89m x 0.79m)**KITCHEN** 15' 8" x 11' 2" (4.78m x 3.4m)**CELLAR** 12' 3" x 8' 5" (3.73m x 2.57m)**STAIRS AND LANDING** 9' 11" x 5' 3" (3.02m x 1.6m) max**DOUBLE BEDROOM ONE** 15' 8" x 12' 3" (4.78m x 3.73m) max**DOUBLE BEDROOM TWO** 8' 8" x 9' 10" (2.64m x 3m) max**BATHROOM** 14' 4" x 5' 4" (4.37m x 1.63m)**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**

B

**OPENING HOURS****Pudsey Office**

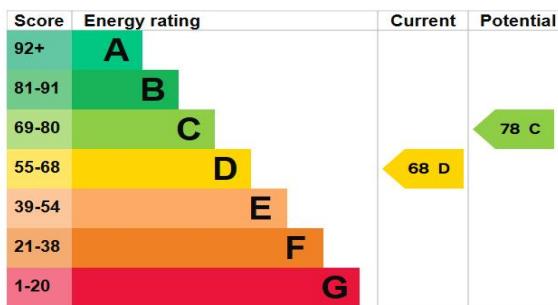
Monday to Friday

Saturday

Sunday &amp; Bank Holidays

**8.30am – 5.00pm****9.00am – 1.00pm****Closed**

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.