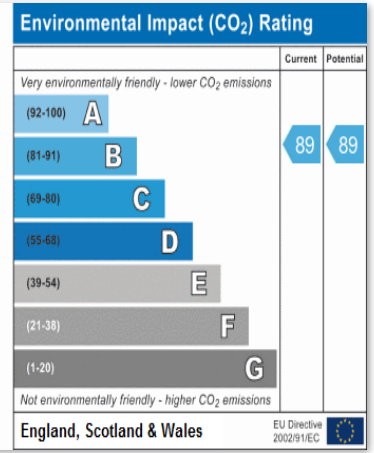
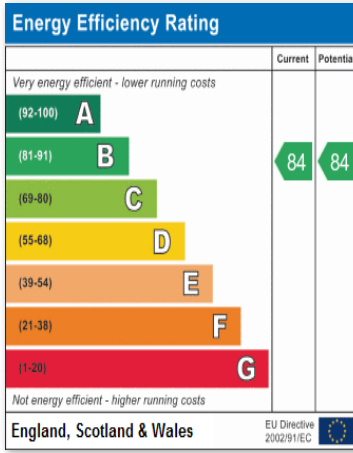




Available NOW - A BEAUTIFUL SECOND FLOOR APARTMENT in this exclusive & recently built development just off Hyde Park Corner!! 'Victoria Gardens' is a stunning development located on the site of the old Leeds Girls School which now offers a substantial range of new-build homes and a conversion of some of the original beautiful school buildings! Highly modern, combined with landscaped gardens, parking and contemporary accommodation. Offered part furnished only, as per the marketing photographs including kitchen white goods. The apartment comes with two bedrooms with each having large fitted wardrobes and one with en suite shower room & wc, a house bathroom & wc, the living space is an open plan lounge and highly contemporary fitted kitchen with fitted appliances. Undercroft parking for one car (Bay number '80'). Additional features include, video entry system, alarmed, double glazed and gas centrally heated. A deposit equal to the 1st months rent will be required which will be registered with an approved scheme within 30 days of initial payment. A holding deposit





Floor Plan

Approx. 55.1 sq. metres (593.4 sq. feet)



Total area: approx. 55.1 sq. metres (593.4 sq. feet)

Floor plans are for identification only. All measurements are approximate. Plan produced using PlanUp.

Tenant application process

All prospective tenants will need to complete an initial application form. This can be emailed, collected from the office or downloaded from our website or click this [link](#). Applications will then be processed for credit checking and referencing. A holding deposit of £100 per property is due, which on confirmation of a successful application, will be deducted from the first month's rent. If an application is not accepted, Castlehill reserve the right to withhold some or all of the holding deposit if misleading or false information is provided on the application form or the tenant withdraws their application without good reason. In some cases a guarantor may be required. All rents are due at least one month in advance. A deposit of at least the equivalent to one month's rent will be required which will be registered with approved scheme. Smoking and pets are prohibited in all properties unless specifically agreed by Castlehill/The landlord. Fees may apply to tenancy variations, early termination of tenancies, late rent and any property lock/security device repairs/changes as a result of lost keys or tenant negligence. Full details available on our website or click this [link](#).

Viewings - All viewings are by appointment. Please note that some viewing arrangements may require at least 24 hour's notice.

Council Tax Band - B

These particulars are intended to give a fair description of the property but their accuracy cannot be guaranteed, and they do not constitute an offer or contract. Intending tenants must rely upon their own inspection of the property.