



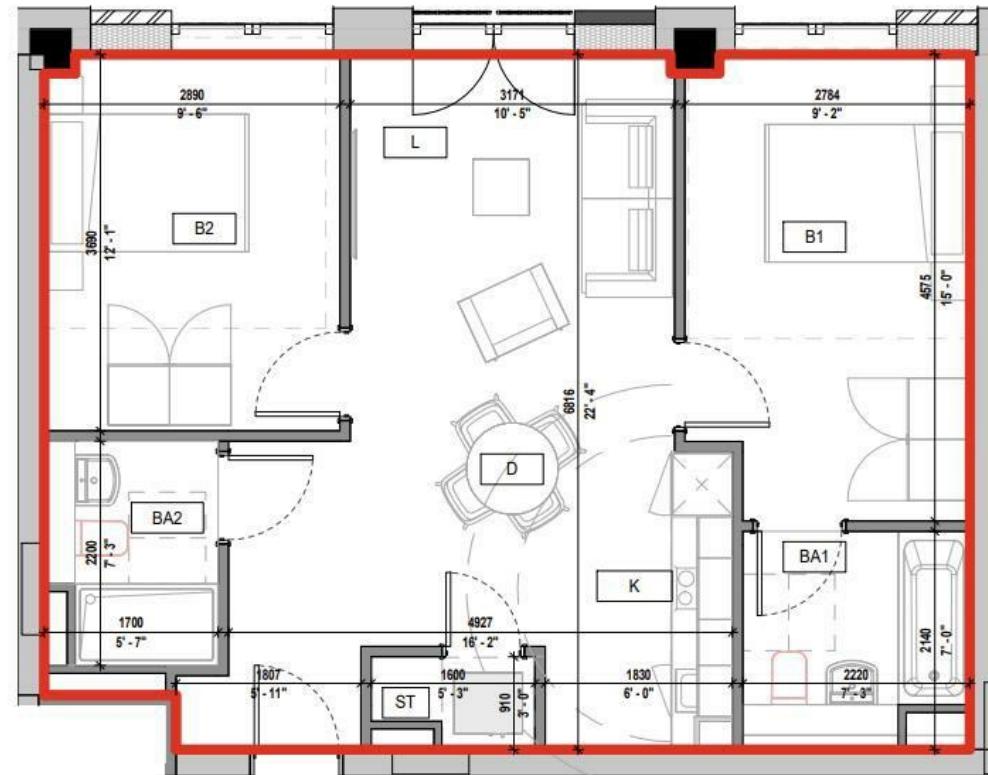
**97 SPRINGWELL GARDENS, WHITEHALL ROAD
LEEDS, LS12 1FH**

**£299,999
LEASEHOLD**

Immaculate Apartment | New Development | Residents Garden | Spacious Two Bedrooms, Two Bathrooms | Communal Workspace | Lovely Home or Ideal Investment Opportunity

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B		87	87
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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