



2, 41 The Calls,
LS2

ZENKO
CITY LIVING

FOR SALE

£214,950

A SPACIOUS DUPLEX APARTMENT WITH ALLOCATED CAR
PARKING

















1

Bedrooms

1

Bathrooms

550

Sq. Ft.



ABOUT

A spacious one-apartment duplex apartment with allocated car parking space. 41 The Calls sits in the grounds of Leeds Minster and fronts onto The Calls. This converted apartment features high ceiling with Velux windows and spiral staircase.

SPACIOUS ONE-BEDROOM DUPLEX APARTMENT

UPGRADED BATHROOM

550 SQUARE FEET

CHAIN FREE SALE

ALLOCATED CAR PARKING SPACE

COUNCIL TAX BAND: C

HIGH CEILINGS AND FULL-HEIGHT WINDOWS

EPC: E

POSITIONED IN THE GROUNDS OF THE MINSTER

LEASEHOLD

The development is a short walk to the main shopping streets and is in walking distance to many bars, restaurants and cafes, including Calls Landing (2 mins), Shears Yard (2 mins) and The Lamb and Flag (2 mins). It also has access to all the amenities of Brewery Wharf just across the bridge which includes a Sainsbury's local as well as Victoria Gate (4 mins) and Trinity (7 mins)

(All walking times taken from Google Maps)



ABOUT.....

LEASEHOLD INFORMATION

Lease term: 150 years from 2015

Ground rent £250 PA

Service charge: £2827 PA

Buildings insurance: £526.34 PA

Heating: Electric, metered consumption

Broadband – High speed fibre

Mobile – No issues to report

Construction type – Brick/conversion

Building Safety – EWS exempt

Flood Risk: N/A

Planning Permissions: N/A



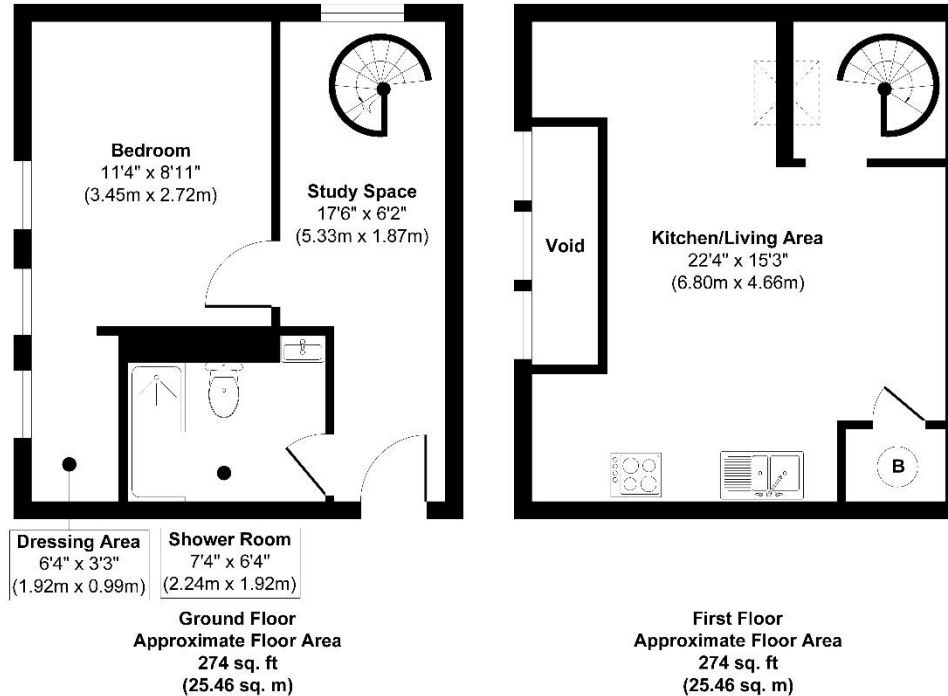






Floorplan

Flat 2, 41 The Calls, Leeds LS2 7EY



Approx. Gross Internal Floor Area 548 sq. ft / 50.92 sq. m

Illustration for identification purposes only, measurements are approximate, not to scale.

Produced by Elements Property



EPC



Lease information

150 from
2015

Lease length

£2827
P.A

Service charge

£250
P.A

Ground rent



For more information or to arrange a viewing contact
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