



61 Concord Street, Leeds, LS2 7QB

A one bedroom, fourth floor corner flat in Concord Street, Leeds City Centre.

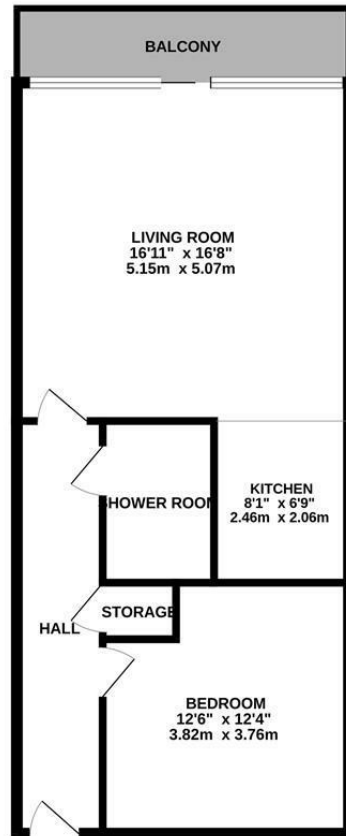
Chain free, this property benefits from views across the city from the balcony located off the large, open plan living room. The fully fitted, modern kitchen has ample storage and tiles to the rear splashback wall. A large double bedroom is accompanied by a modern house bathroom.

Concord street is a 2009 build development in the popular Northern Quarter area of Leeds City. The EWS1 form has been certified from May

£95,000

- Chain Free
- Leasehold
- Lift Access
- Balcony
- Modern Development
- One Bedroom

GROUND FLOOR
624 sq.ft. (58.0 sq.m.) approx.



TOTAL FLOOR AREA: 624 sq.ft. (58.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		73	75
		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales			
		EU Directive 2002/91/EC	