



## Aspect 14, Leeds, LS2 8WF, £1,150 PCM

Furnished two bedroom apartment available in this popular city centre development. The apartment comprises entrance hallway, Open plan Living Room which includes a fully integrated and recently upgraded kitchen. Two Double bedrooms, house bathroom with Shower and ensuite shower room. Balcony. Excellent city centre location with excellent access to both Universities. Deposit £1325. EPC Rating B. Council tax band C.



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## Aspect 14, Leeds, LS2 8WF



- **Furnished**
- **Two double bedrooms**
- **2 Bathrooms**
- **Balcony**
- **Updated Kitchen**
- **Open plan living room**

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			
		81	86
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> 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 <sub>2</sub> emissions			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	



## Aspect 14, Leeds, LS2 8WF



### • Dishwasher

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		81	86
EU Directive 2002/91/EC			

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
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EU Directive 2002/91/EC			

