



The Quays,
Concordia Street, LS1

ZENKO
CITY LIVING

FOR SALE

£495,000

A SPACIOUS AND SIGNIFICANTLY UPGRADED TWO-
BEDROOM APARTMENT WITH ALLOCATED SECURE CAR
PARKING AND BALCONY RIGHT ON THE RIVER





















2

Bedrooms

2

Bathrooms

970

Sq. Ft.



ABOUT

A spacious and fully renovated two-bedroom and two-bathroom apartment within The Quays. The Quays is a highly sought-after development on the riverside with an onsite concierge. Its LS1 location puts it in the heart of the city centre within 5 mins walk to the railway station, 6 mins to Victoria Gate and 4 mins to Trinity. (All walking times quoted from Google Maps). It also provides easy access out of the city via major road routes.

HIGH SPECIFICATION THROUGHOUT INC MIELE KITCHEN APPLIANCES AND HERRINGBONE LVT FLOORING

QUALITY FITTED WARDROBES TO BOTH BEDROOMS

970 SQUARE FEET

CONCIERGE

BALCONY RIGHT OVER THE RIVER AND RIVER VIEWS FROM BOTH BEDROOMS

LEASEHOLD - 972 YEARS REMAIN

SECURE ALLOCATED BASEMENT CAR PARKING

EPC: C

UNDERFLOOR HEATING

COUNCIL TAX BAND: F



ABOUT.. continued

LEASEHOLD INFORMATION:

Length of lease: 999 years from 1999.

Ground rent: £250 per annum (next review 2028)

Service charge estimate £4,186.04 per annum

Council Tax - Band F

EPC: C

Heating: Electric wall mounted heaters and underfloor heating

Water: Mains connected, via a meter

Electric supply: Mains connected, via metre

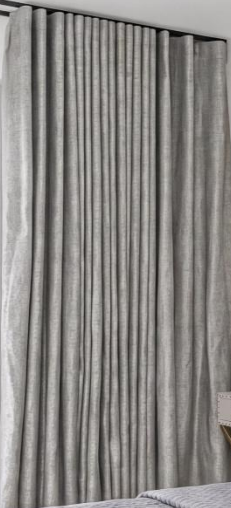
Broadband: No issues

Mobile signal: No issues

Flood Risk: None

Local Planning Permissions: NA

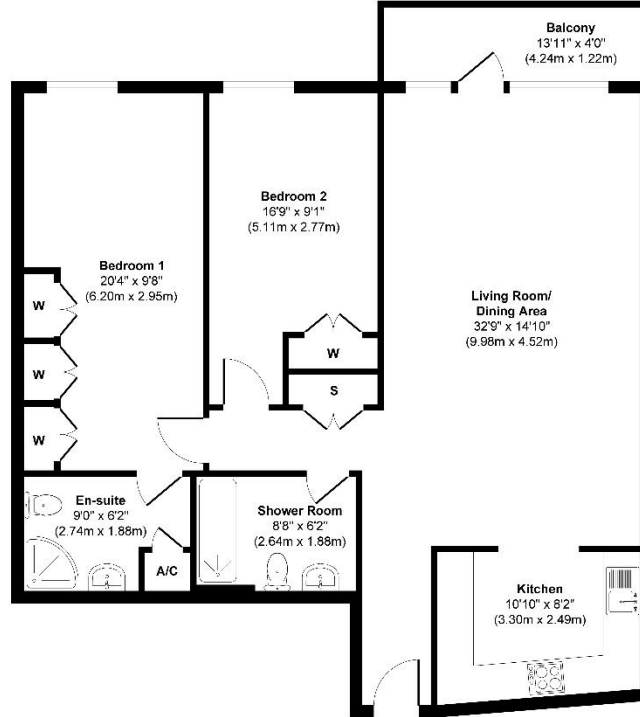






Floorplan

36 The Quays , Concordia Street, Leeds, LS1 4ES



Floor Plan

Approx. Gross Internal Floor Area 970 sq. ft / 90.11 sq. m

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

Produced by Elements Property



EPC

Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C	73 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Lease information

999 from
1999

Lease length

£4,186.0
4 P.A

Service charge

£250
P.A

Ground rent



For more information or to arrange a viewing contact
Ian Darley, Zenko Properties



Zenko City Living, 2 Wharf Street,
Leeds, LS2 7EQ



0113 247 0777



ian@zenkoproperties.co.uk



www.zenkoproperties.co.uk



ZENKO
CITY LIVING