



**Chapeltown Road, Leeds LS7 4HP**

**welcome to**

**Chapeltown Road, Leeds**

A modern second-floor apartment offering two double bedrooms and stylish open plan living. Features include a spacious lounge/diner, contemporary kitchen and bathroom, residents parking, communal gardens, and excellent travel links—ideal for convenient, modern living.



**Hallway**

With access to all rooms.

**Lounge/Diner**

A spacious and bright room, open to the kitchen and having skylights and a window allowing a good amount of natural light to flow through.

**Kitchen**

Open to the lounge, a modern kitchen offering a range of wall and base units with work surfaces incorporating a sink, drainer and hob. There is an integrated oven, dishwasher and spaces for other appliances.

**Bedroom One**

A double bedroom with space for free standing furniture.

**Bedroom Two**

A double bedroom with space for free standing furniture.

**Bathroom**

A modern bathroom fitted with a three piece suite comprising a bath with shower over, wc and hand basin with storage below.

**Outside**

There is residents parking and access to well maintained communal gardens.

**Agents Note**

There is limited head height in the lounge and bedrooms.



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welcome to

## Chapeltown Road, Leeds

- SECOND FLOOR MODERN APARTMENT
- TWO DOUBLE BEDROOMS
- SPACIOUS LOUNGE/DINER
- MODERN KITCHEN & BATHROOM
- OPEN PLAN LIVING

Tenure: Leasehold EPC Rating: D

Council Tax Band: A Service Charge: 3087.00

Ground Rent: 194.00

This is a Leasehold property with details as follows; Term of Lease 250 years from 01 Jan 2020. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

# £170,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
MRT107510 - 0002

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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