



Mackenzie House, Leeds, LS10 1PT

£129,000

- Furnished
- One Bedroom
- Open Plan living room
- New flooring and carpet
- Updated throughout
- Supermarket on site.
- Bars and restaurants on site
- Juliet balcony

Extremely well presented one bedroom apartment at Leeds Dock available for sale which is sure to appeal to both Investors and first time buyers. The property has recently undergone a stylish scheme of modernisation which includes full redecoration and flooring throughout and new furnishings. The accommodation comprises: entrance hallway with storage cupboard, open plan living room with juliet balcony and fully fitted Kitchen area, double bedroom and House bathroom with shower. Supermarket, bar and restaurants on site. Secure parking can be leased at the development from £99 per month. Early viewing highly recommended. The apartment is currently tenanted until August 2026 achieving rents of £10200 per annum.

EPC Rating C.

Council tax band C.

Leasehold Information

Lease Remaining: 126 Years
 Annual Service Charge: £2116.72
 Annual Ground Rent: £250.00

Hallway

Laminate flooring, electric heater, Storage cupboard housing water heater.

Living Room

Open plan Living area, wood flooring, double glazed doors giving access to juliet balcony.

Kitchen Area

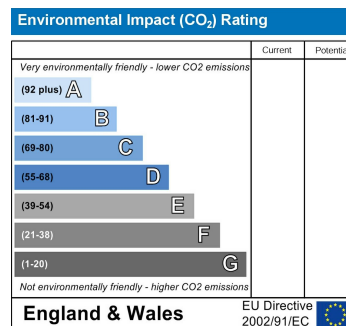
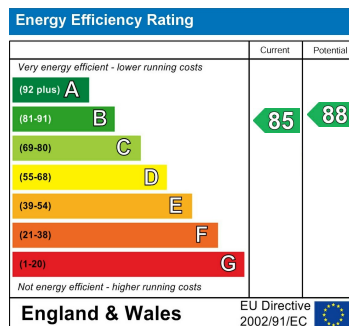
Range of wall and base units with contrasting worktops, integrated electric oven and hob with stainless steel extractor hood, integrated fridge freezer, sink and drainer unit, laminate flooring.

Bedroom

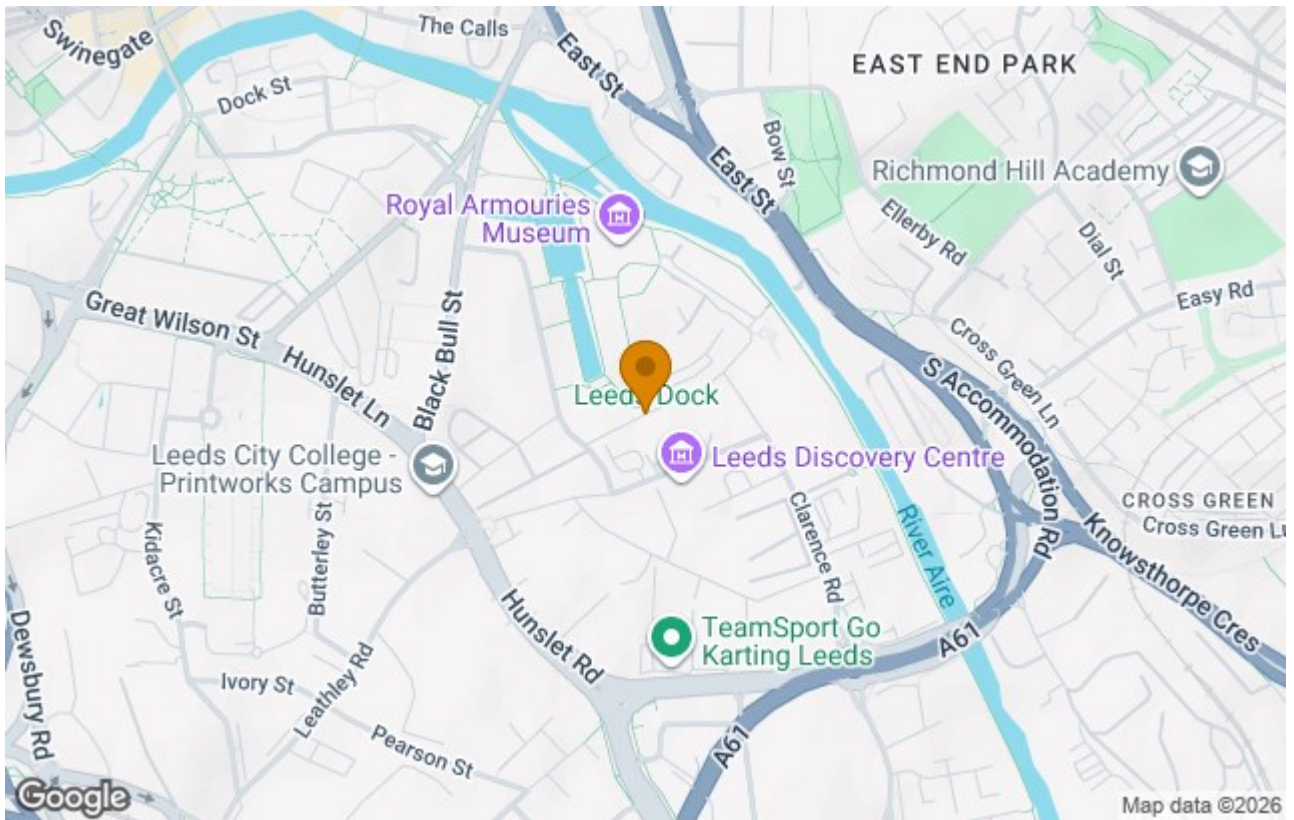
Double Bedroom, carpet flooring, double glazed window.

Bathroom

White 3 piece bathroom suite, mains shower over bath, glass shower screen, fitted bathroom cabinets, tiled floor.



Well presented one bedroom furnished apartment at Leeds Dock.



These particulars are intended to give a fair and reliable description of the property, but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. The owner/occupier informed us that any service/appliances (including central heating if fitted) referred to in this brochure operated satisfactorily but they have not been tested(*). If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances. N.B. All measurements are approximate.