



The Bookbinders, Leeds, LS2 7ED, £900 PCM

High quality two bedroom apartment on the ground floor of this much sought after Warehouse conversion. The accommodation comprises: entrance hallway, open plan living area with dining table and chairs and fully equipped Kitchen including oven, hob, fridge freezer and dishwasher. Fully tiled house bathroom with shower. Two double bedrooms. The accommodation is fully furnished. Lots of storage space. Excellent central Leeds location. Early viewing recommended. Deposit: £1035. Parking available for additional £100 per month. Sorry, no students. ****Must be seen to apply**** EPC C. Council Tax band C.



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- Two Double Bedrooms
- Furnished
- High Spec
- Fully Fitted Kitchen
- Parking Available at £100pcm

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	77	83
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	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	

