



West Point, Leeds, LS1 4JN, £1,100 PCM

A newly re-decorated furnished two bedroom, two bathroom apartment. The property is superbly presented with open plan living area incorporating fully integrated kitchen with dishwasher. Both bedrooms are fully furnished and generous in size. The master bedroom has a limestone-tiled ensuite shower area. The second bedroom has an ensuite bathroom. Separate storage area houses the washer/dryer. This flat has access to a large shared terrace. Ideal city centre location a few minutes walk from Leeds city railway station. No parking. Deposit £1265. EPC Rating B.



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2



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West Point, Leeds, LS1 4JN



- **Furnished**
- **Two Bedrooms**
- **Communal Terrace**
- **Two bathroom**
- **Supermarket & Restaurants on site**
- **5 minute walk to train station**

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	86	86
(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	81	81
(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	

