



## West Point, Leeds, LS1 4JL, £1,050 PCM

Unfurnished two bedroom, two bathroom apartment at West Point situated on the second floor of block B. The property comprises: open plan living area incorporating fully integrated kitchen with dishwasher. Two double bedrooms: the main bedroom has a limestone-tiled en-suite shower area, the second bedroom has an en-suite bathroom. Separate storage area houses the washer/dryer. This flat has access to a large balcony. Ideal city centre location a few minutes walk from Leeds city railway station. No parking. Deposit £1210. EPC Rating C. Council tax band D. \*\*\*CLADDING WORK NOW COMPLETE\*\*\*



2



2



D



- **Unfurnished**
- **2 Double bedrooms**
- **2 Bathrooms**
- **Central location**
- **Supermarket and restaurants on site**

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
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