



2 Storey
2 Bedroom First Floor Flat
Accessed from Allerton Place



Flat Above 382 Harrogate Road, Moortown, Leeds, LS17 6PY

Rent: £850 Per Month : Deposit: £980

Situated right at Moortown corner this is a spacious unfurnished 2 double bedroom duplex apartment that has just been decorated throughout. Very good sized living room with brand new carpet, fitted breakfast kitchen with white goods and brand new flooring, bathroom with shower. uPVC double glazing and gas central heating system, EPC rating D.

Ideally located for the many amenities at Moortown and the excellent transport links in and out of the city. The property is unfurnished and is available immediately for non-smoking professional tenants. Strictly no pets. Placement of tenancy is subject to receipt of satisfactory references.

ENTRANCE HALL



LIVING ROOM



BREAKFAST KITCHEN



LIVING ROOM



BREAKFAST KITCHEN



BEDROOM 1



BEDROOM 2



BATHROOM



COUNCIL TAX

Band A

HOW TO GET THERE

The property is situated above our office on Harrogate Road at Moortown Corner and is accessed via Allerton Place

VIEWINGS

Please ring us to make an appointment. We are open from 9am to 5.30pm Monday to Friday and 9am to 4pm on Saturdays.

INTERNAL PHOTOGRAPHS

Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the rental

Alan Cooke Estate Agents Ltd

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Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		76
(55-68) D	67	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

