whitegates









The Gatehaus, Leeds Road, BD1

2 1 1 EPC C

£950 PCM

Furnished



Apt 325 The Gatehaus, Leeds Road, BD1 5BL

2 bedrooms
1 bathroom
1 reception room

£950 PCM

Available From: NOW!!
Security Deposit: £1.096.00
Council Tax Band: B

- Two Bedrooms - 6th Floor
- Decked Balcony with great views
- Kitchen Living Room, with appliances
- Modern Bathroom with Shower
- Furnished.

6th Floor Apartment (with lift) Two bedrooms and balcony. Furnished. View on line - Available NOW! EPC Rated: C. Council Tax Band: B. Bond: £1096.00 Holding Fee: £219.00.

This well-appointed two-bedroom apartment is situated on the upper floor of a modern block, accessible via lift for your convenience. Bright and airy, the property benefits from ample natural light throughout, creating a comfortable living environment. The living area opens onto a private balcony, offering scenic views and an ideal spot to relax.

Fully furnished. The apartment combines style with practicality, making it perfect for those seeking a move-in ready home. Both bedrooms are generously sized. The contemporary kitchen and bathroom are finished with modern fittings, ensuring a functional and attractive space.

Entrance Hall

Intercom to the main entrance. Walk in cupboard housing the hot water cylinder and washing machine.

Kitchen Living Room

18'11" x 11'4" (5.77m x 3.45m)

Range of kitchen units with in a woodgrain effect finish. Granite effect worksurfaces and upstand with inset sink unit and mixer tap. Built in oven ceramic style hob with brushed steel extractor over. Integral fridge, electric panel heater, wall lighting and part tiled floor. Picture window and French door to the balcony. Furnished with

Balcony

There is a decked balcony accessed from the Lounge area and bedroom 1. Glass balustrade with chrome effect hand rail.

Bedroom 1

13'3" x 11' (4.04m x 3.35m)

Electric panel heater and picture window and French door to the balcony.

Bedroom 2

14'3" x 11'7" (4.34m x 3.53m)

Electric panel heater and picture window.

Bathroom

With 3 piece white suite comprising: 'P' shaped paneled bath with shower and shower screen over built in W.C. and wash hand basin. Tiled walls and floor electric heated towel rail and spot lighting.

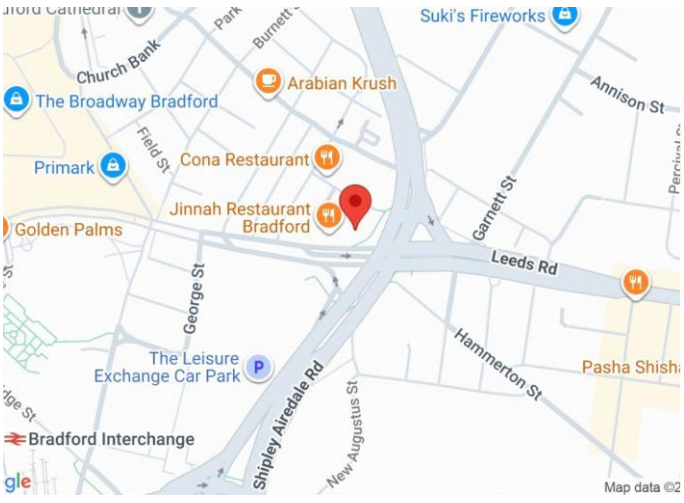
Furnishings

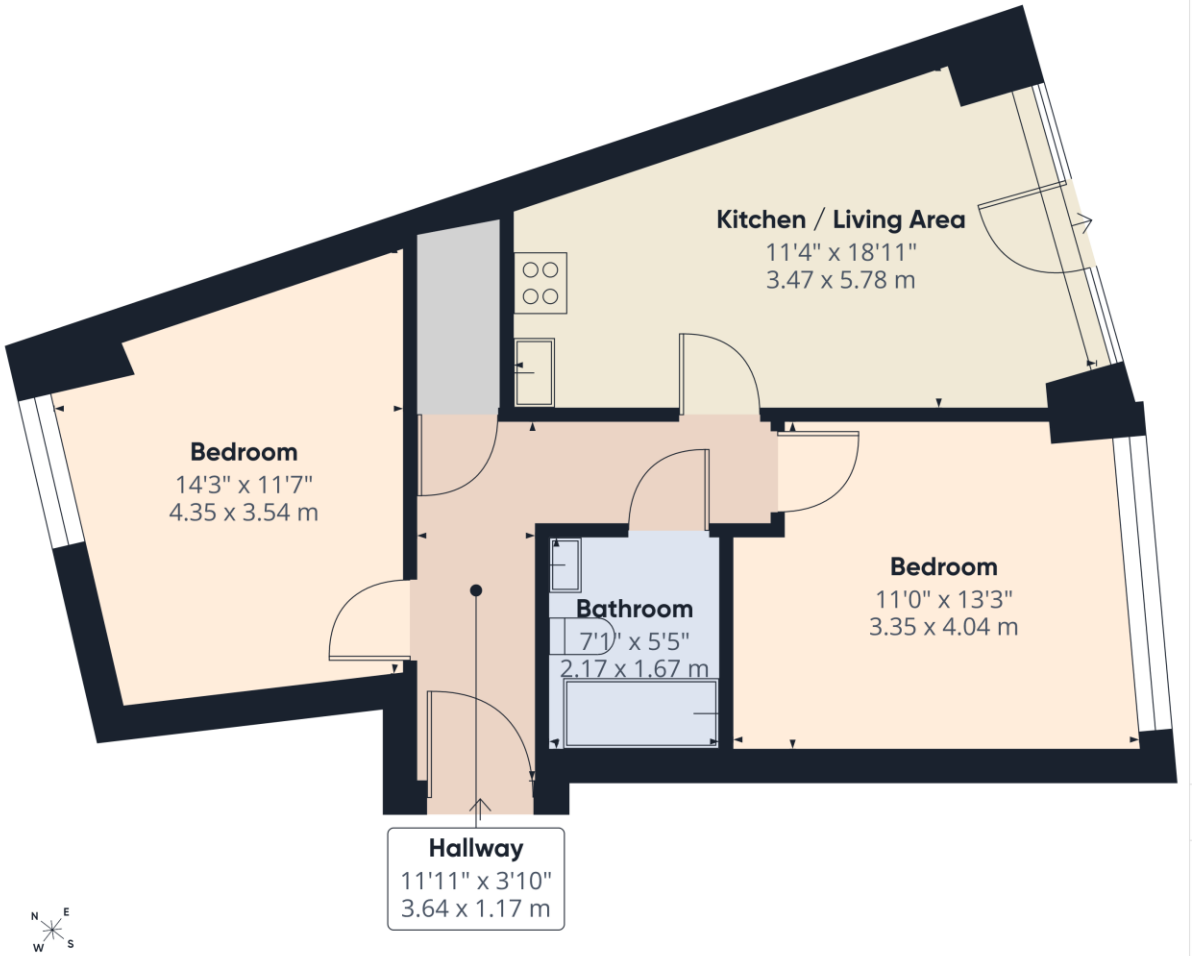
All furnishings will remain as shown in the pictures.











Approximate total area(1)

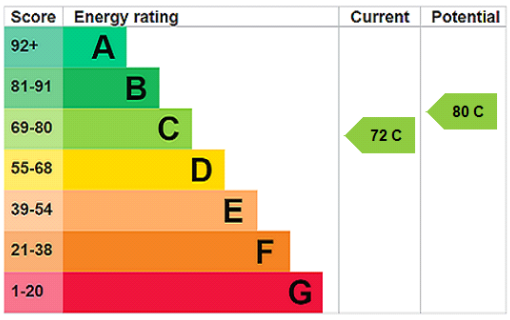
580 ft²

53.9 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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Agents Note: Whilst every care has been taken to prepare these lettings particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential tenants are advised to recheck the measurements.

The Property Ombudsman