

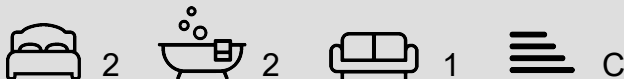


## Merchants Quay, East Street, Leeds

£1,300 Per Calendar Month

Council Tax: E

Tenure:



A beautifully presented and larger-style two-bedroom apartment offering magnificent river views from its super second-floor position within this prestigious city centre development, ideally located for access to the motorway network.

The property comprises a communal lobby, welcoming entrance hall, and a spacious living and dining area with access to a south-facing balcony. There is a separate fully fitted kitchen, two double bedrooms (one with an en-suite shower room) and a house bathroom.

Further benefits include electric central heating, double glazing, secure allocated parking, and landscaped communal gardens leading down to the river.

- SPACIOUS APARTMENT
- TWO BATHROOMS
- SECURE PARKING SPACE INCLUDED IN THE RENT
- EPCC
- SOUTH FACING BALCONY
- TWO DOUBLE BEDROOMS
- CANAL VIEWS
- DEPOSIT EQUIVALENT TO 5 WEEKS RENT
- COUNCIL TAX BAND E
- INTEGRATED KITCHEN

