



Merchants Quay, Leeds, LS9 8BA, £1,050 PCM

This south facing apartment has a spacious and airy lounge and a balcony with fabulous views over the river and the weir. The property comprises entrance hallway, bathroom, double bedroom and master bedroom with en-suite facilities. Fully-integrated kitchen area includes washer/dryer, full length fridge/freezer, oven & hob, dishwasher and integrated microwave. On-site security. Parking space included. Deposit: £1,210. EPC Rating: C. Available for move in from 16th July 2021.



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- South Facing Balcony
- Two Double Bedrooms
 - Parking Included
 - On-site Concierge
 - Two Bathrooms

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			
England & Wales		77	83
	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			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		80	80
	EU Directive 2002/91/EC		

