



The Quays
Leeds, LS1

ZENKO
Properties

Spacious Two Bedroom Apartment with river views

FOR SALE

£425,000

UPGRADED AND SPACIOUS TWO BEDROOM APARTMENT WITH CORNER
BALCONY AND RIVER VIEWS

LOCATED CLOSE TO THE CITY CENTRE AND WITHIN A GATED DEVELOPMENT,
CONCIERGE AND SECURE PARKING.





Open Plan Living



Separate Kitchen



Principle bedroom







Two bedroom, luxury apartment

2

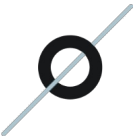
Bedrooms

2

Bathrooms

880

SQ FT



ABOUT

Zenko Properties is thrilled to introduce this spacious and upgraded two-bedroom, two-bathroom apartment within The Quays. Nestled in a central location along the picturesque River Aire, this development offers easy access to the city centre and boasts a dedicated concierge service. With the added advantage of secure car parking, this apartment represents the perfect foundation for discerning buyers.

Property Highlights:

Size and Quality: This well presented 2nd-floor apartment spans approximately 880 square feet and the kitchen was upgraded in approx. 2017 for the kitchen and family bathroom was in 2020.

Kitchen : The kitchen is separate to the lounge with granite worktops throughout, complemented by integrated appliances and a window with river views.

Principle Bedroom: Both bedrooms are generously proportioned and feature well-designed built-in wardrobes, soft fitted carpets, fitted curtains to each bedroom, and premium wallpapered walls to the principle bedroom.

This high quality home is sure to impress



ABOUT.. continued

Luxurious Bathroom: The master bedroom enjoys access to an ensuite bathroom and equipped with a wall-mounted sink, vanity unit, double walk in shower, and a floor-mounted toilet with concealed cistern and wall-mounted flush.

The second bathroom has been recently refurbished with marble effect tiles, shower over bath, vanity unit and toilet.

Balcony with River Views: A delightful south-facing corner balcony graces this apartment, offering rare river views in such a central location.

Leasehold Information:

Length of Lease: 999 years from 1999.
Ground Rent: £600 per annum (next review in 2028).
Service Charge Estimate: £3,300 per annum
Council Tax - Band G
EPC : C

Allocated secure parking space included.

This is a remarkable opportunity to own an apartment in The Quays, a blend of luxury, convenience, and riverside living.

Contact Zenko City Living today to arrange a viewing.





EPC

Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C	79 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		



Lease information

999 from
1999

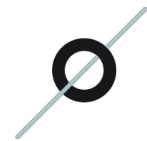
Lease length

£3,300
P.A

Service charge

£600 P.A

Ground rent



For more information or to arrange a viewing contact
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