



49A

St Pauls Street,
Leeds

ZENKO
Properties

The pinnacle of luxury, in the heart of Leeds City Centre



The development, completed in October 2019, has the highest quality specification throughout

For Sale

£320,000

Stunning and unique two bedroom apartment

Located in the brand-new luxurious 49a development on St Paul's Street



Every detail has been thought of in the construction of this brand new development

ABOUT

Zenko Properties would like to present this two bedroomed, luxury apartment, which is situated on the 3rd floor, with over 850 sq.ft. of spacious living directly across from one of the most picturesque spots in the city, Park Square.

Located in the heart of Leeds City Centre, on St Paul's Street, 49A is an exclusive, prestigious and unique development featuring three one-bedroom properties, six two-bedrooms and a stunning four bedroom penthouse. Every detail has been thought of in the construction of this brand new development, completed in October 2019, from high specification finishes, to a foliage wall upon entering the main reception area.

It's one of the finest locations in Leeds City Centre close to top quality bars, cafés and restaurants. The property includes a secure parking space with underground gated access and direct lift access to all the floors.

This modern, high quality two-bedroom apartment is sure to impress





The master bedroom boasts an en-suite, as well as plenty of space for a king/queen sized bed and storage

Brand new, two bedroomed, very
spacious luxury apartment

2

Bedrooms

2

Bathrooms

850

SQ FT





The main family bathroom also boasts a large walk in shower and bath, as well as luxury tiling and appliances



The luxurious en-suite bathroom boasts a large double walk in shower

Key lease information



£250

Ground rent
(per year)



£1,400

Service charge
(per year approx)



250

Lease remaining



MORE...

The property is brand new and unique to the area. It's full of luxury from the moment you enter the apartment being modern throughout with high quality fittings and finishes, an inviting entrance hall, and plenty of open living including space for a dining table. As you continue through the property you will enter the impressive German-fitted kitchen area, with integrated appliances, and Corian tops, and spacious living area. The windows throughout are large in size and allow plenty of natural light to flood the whole apartment.

The two large bedrooms also offer plenty of natural light, and plenty of space for a king/queen size bed as well as storage furniture, and fitted wardrobes can be added as an extra if desired.

The family bathroom boasts modern appliances, a large double walk in shower or bath, floor to ceiling tiles and a fitted mirror. The luxurious en-suite bathroom, also has a high quality tile finish created using Italian porcelain tiles fitted from floor to ceiling as well as a large walk in double shower.

AWAITING EPC AND LEASE INFO. Estimating - £250 ground rent per year / 250 year lease from 2019 / £1,400 service charge per year

This apartment is one of the most desirable in Leeds City Centre
and really is a MUST VIEW





Located near a number of top restaurants including San Carlo, Tattu and The Man Behind The Curtain

Floorplan



For more information or to arrange a viewing contact
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