

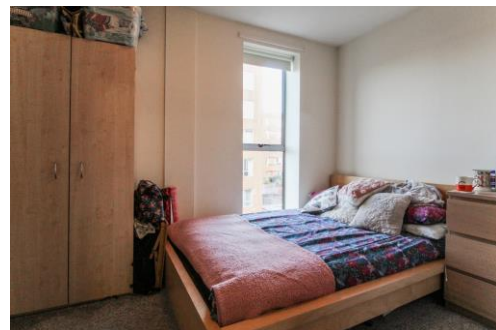
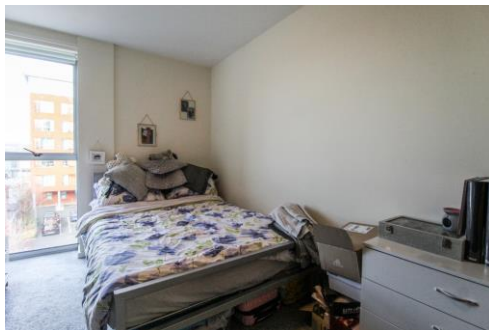


24 Ahlux Court

Millwright Street, Leeds, LS2 7QQ

£170,000

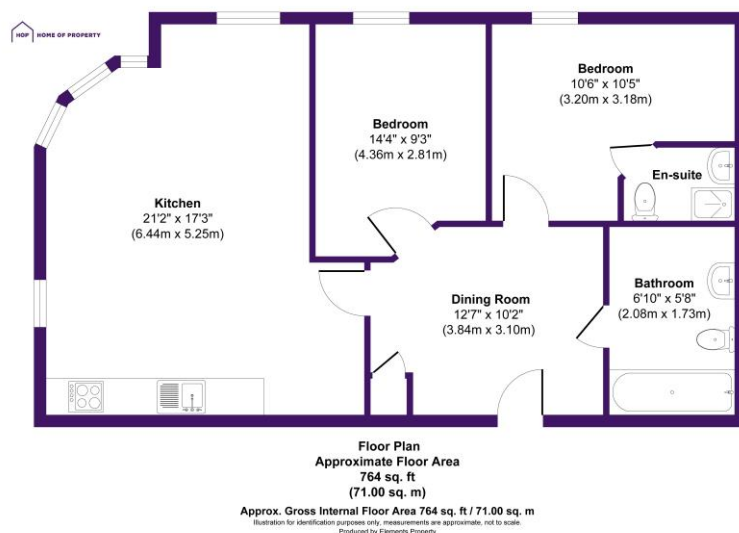
sales@hop-property.co.uk



Property Summary

HOP are delighted to offer for sale this modern, two bedroom, two bathroom apartment located in the City Centre. This is a great property for a first-time investor or someone looking to add to their current portfolio, or a first time buyer. The apartment benefits from plenty of natural light with accommodation comprising; spacious living area floor to ceiling windows, large Kitchen area with integrated appliances, modern house bathroom, two double bedrooms, one with an ensuite shower room, cupboard housing the water tank, and hallway. The apartment is located on the third floor and accessed via a secure gated entrance. Located in a popular area with plenty of useful amenities close by, and easy access to the city center. EPC RATING C. The property is currently tenanted offering an attractive yield and will be sold fully furnished.

- Chain Free
- Master with Ensuite
- Allocated Parking
- Attractive Yield
- Ideal Investment
- Great First Time Buyer Home
- Furnishings Included
- Two Bedrooms
- Open Plan Living
- Two Bathrooms



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C	79	79
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
	EU Directive 2002/91/EC	

Coburg House
St Andrews Court
Leeds
West Yorkshire
LS3 1JY
0113 322 9533

Agents Note: Whilst every care has been taken to prepare these sales 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 buyers are advised to recheck the measurements