

Flat 4, 53 The Calls, Leeds, LS2 7BJ

£1,850 Per month

V6L
PROPERTIES



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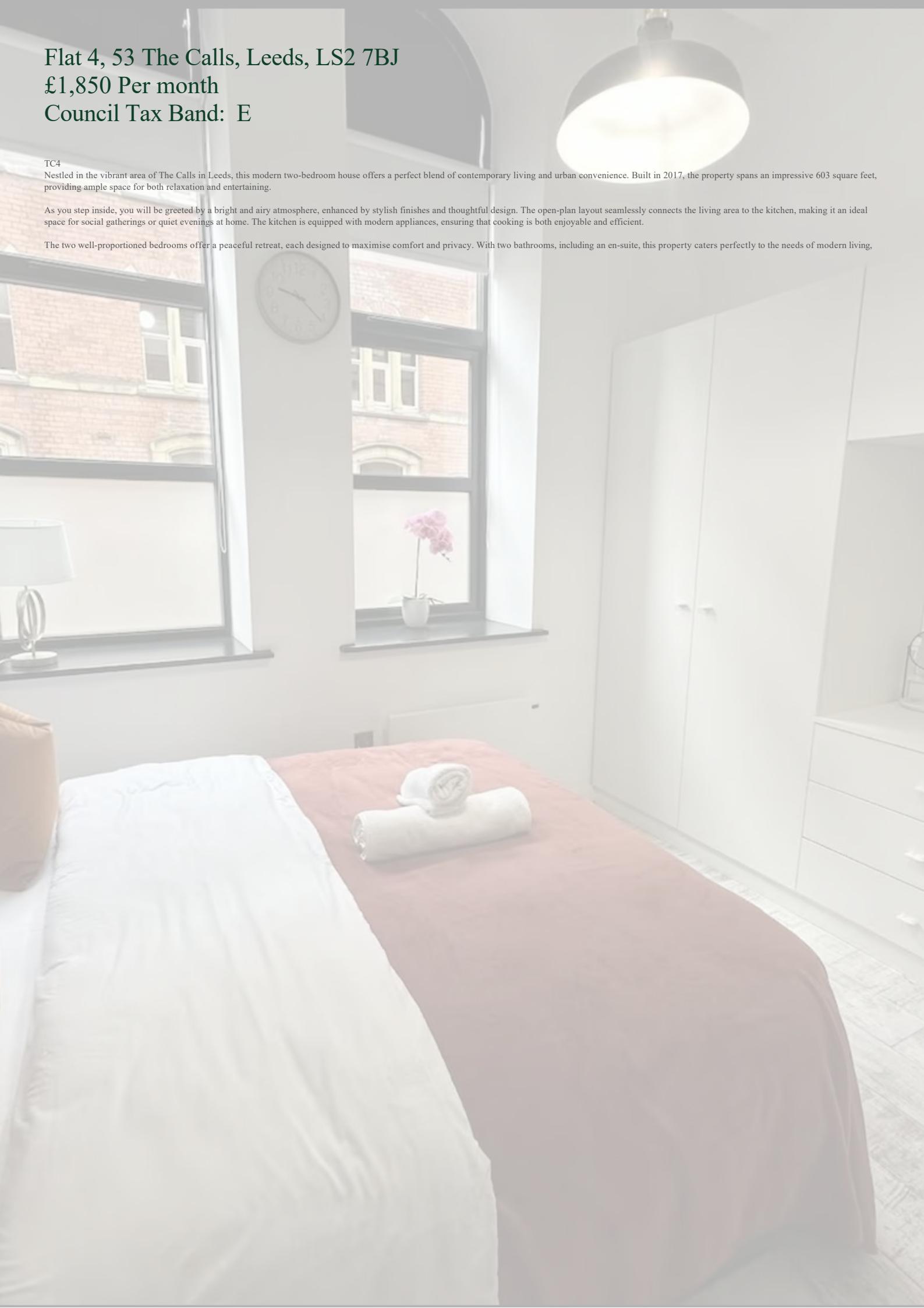
Council Tax Band: E

TC4

Nestled in the vibrant area of The Calls in Leeds, this modern two-bedroom house offers a perfect blend of contemporary living and urban convenience. Built in 2017, the property spans an impressive 603 square feet, providing ample space for both relaxation and entertaining.

As you step inside, you will be greeted by a bright and airy atmosphere, enhanced by stylish finishes and thoughtful design. The open-plan layout seamlessly connects the living area to the kitchen, making it an ideal space for social gatherings or quiet evenings at home. The kitchen is equipped with modern appliances, ensuring that cooking is both enjoyable and efficient.

The two well-proportioned bedrooms offer a peaceful retreat, each designed to maximise comfort and privacy. With two bathrooms, including an en-suite, this property caters perfectly to the needs of modern living,





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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	59	59
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	