



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B		82	82
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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Stoneacre Properties
 Stoneacre Properties
 184 Harrogate Road
 Leeds
 West Yorkshire
 LS7 4NZ
 0113 237 0999
 north@stoneacreproperties.co.uk
 www.stoneacreproperties.co.uk



2 Chestnut Avenue, Cross Gates, LS15 8ED

£725 Per Month

Our branch opening hours are:

Mon	0900 - 17:30
Tues	0900 - 17:30
Weds	0900 - 17:30
Thurs	0900 - 17:30
Fri	0900 - 17:30
Sat	0900 - 15:00
Sun	By Appointment

We are also available for out of hours appointments.

The prestigious offices in Chapel Allerton (North Leeds) and Whitkirk (East Leeds) provide residential & commercial sales and lettings, full property management services, all aspects of commercial property, legal services and in-house mortgage advice and financial planning.

This superb spacious 1 bed flat is ideally situated on Chestnut Avenue in Crossgates just across from Manston Park. This one bedroom flat is spacious throughout and is offered Unfurnished! The property has private parking and is within easy access to the motorway, public transport services and local amenities.

Available July!

- 1 BEDROOM
- 1 BATHROOM
- UNFURNISHED
- COUNCIL TAX - A
- EPC - B
- AVAILABLE JULY!

184 Harrogate Road, Leeds, West Yorkshire, LS7 4NZ
 Telephone: 0113 237 0999 Email: north@stoneacreproperties.co.uk
www.stoneacreproperties.co.uk
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