



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A		82	82
(81-91) B			
(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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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.

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Mill Beck Close, Farsley, LS28 5FJ

£950 Per Calendar Month

Stoneacre Properties are delighted to offer to let this well presented two bedroom apartment, located on the first floor of this highly desirable purpose built apartment block. The property is situated in the heart of Farsley, an extremely popular village, conveniently situated for Leeds and Bradford city centres and offering a selection of local shops, restaurants, cafes and pubs, The accommodation briefly comprises; communal entrance with secure entry system, entrance hall with storage/cloaks cupboard, spacious lounge with Juliet balcony, modern kitchen with a range of integrated appliances and breakfast bar seating, two double bedrooms and bathroom. Externally there is an allocated parking space and access to well maintained communal gardens with mature shrubbery. Available EARLY AUGUST!

- FIRST FLOOR
- 2 DOUBLE BEDROOMS
- UNFURNISHED
- LOUNGE WITH JULIET BALCONY
- ALLOCATED PARKING SPACE
- AVAILABLE EARLY AUGUST
- EPC RATING C
- COUNCIL TAX BAND B

LOCATION

Farsley is an extremely popular village, conveniently situated for Leeds and Bradford city centres with easy commuting access via private or public transport. Farsley offers a selection of local shops, restaurants, cafes and pubs, with further ranges available in the nearby villages Rodley, Calverley and Horsforth. The Owlcotes Centre at Pudsey is a short distance via car or public transport, with the New Pudsey train station, along with a retail centre having an M&S, ASDA and more.

COMMUNAL ENTRANCE

Well presented communal areas with secure intercom entry system, individual lockable postbox, stairs to first floor apartment entrance.

ENTRANCE HALL

Intercom entry phone, gas central heating radiator, storage/coats cupboard.

LOUNGE

Spacious reception room having double doors leading to Juliet balcony, gas central heating radiator, door to kitchen.

KITCHEN

Featuring a range of modern black gloss wall and base units with complementary work surfaces, stainless steel sink drainer and tiled splashback, range of integrated appliances including oven, four ring gas hob, extractor hood, fridge-freezer, washer-dryer, breakfast bar seating, double glazed window, gas central heating radiator. Cupboard housing central heating boiler.

BEDROOM ONE

Double bedroom with fitted wardrobes, double glazed window, gas central heating radiator.

BEDROOM TWO

Second double bedroom with double glazed window, gas central heating radiator.

BATHROOM

Modern fully tiled suite comprising panelled bath with shower over and glass screen, wash hand basin, WC, extractor fan, heated towel rail, double glazed window, full height storage cupboard with shelving.



EXTERNAL

The property benefits from access to well maintained communal gardens with mature shrubbery. There is an allocated parking space and waste/recycling stores.

LEASE

