



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		<b>84</b>
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>	<b>73</b>	
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

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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.

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

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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



Abbeydale Grove, Kirkstall, LS5 3RE

£725 Per Calendar Month

Stoneacre Properties are delighted to offer to let this recently refurbished one bedroom first floor apartment in located in Kirkstall. This stunning apartment offers a modern spacious open plan lounge/kitchen, kitchen with white goods included, Modern shower room, double bedroom with fitted wardrobe. The property is situated in an ideal location offering easy access to Leeds City Centre and boasts off-street parking. Viewings are highly recommended to avoid disappointment! Available 5th January

COUNCIL TAX BAND - A

- Recently Refurbished
- First Floor
- Unfurnished
- Off-Street Parking
- Recently Fitted Kitchen
- Excellent City Access
- Available 5th January 2025
- EPC RATING - C

LOUNGE

KITCHEN

BEDROOM

BATHROOM

