

AVAILABLE

36 Saxstead Rise Leeds



2 Bedroom(s), 1 Reception(s), 1 Bathroom(s)

£595 PCM



* AVAILABLE TO LET ** UNFURNISHED TOP FLOOR APARTMENT** DOUBLE GLAZING ** GAS CENTRAL HEATING ** WHITE GOODS INCLUDED ** FITTED WARDROBES ** CLOSE TO LOCAL AMENITIES ** DEPOSIT £700.00 *

TO LET. Located in an ever popular residential area of Leeds is this well maintained TWO BEDROOM FIRST FLOOR APARTMENT. The property benefits from GAS CENTRAL HEATING, DOUBLE GLAZING, TWO BEDROOMS (one with FITTED WARDROBES), and a PARKING SPACE . Briefly throughout there is a COMMUNAL ENTRANCE with stairs tot he second floor, a PRIVATE ENTRANCE, an OPEN PLAN LIVING ROOM / DINING AREA / FITTED KITCHEN, TWO BEDROOMS and a BATHROOM / WC with a white suite and a shower above the bath. The

GROUND FLOOR:**Communal Entrance:****Entrance Hallway:****Open Plan Living Room:** 11'10" x 11'02"
(3.61m x 3.40m)**Fitted Kitchen:** 11'10" x 7'10"
(3.61m x 2.39m)**Bedroom One:** 15'03" x 8'09"
(4.65m x 2.67m)**Bedroom Two:** 9'01" x 8'11"
(2.77m x 2.72m)**Bathroom/ WC:** 7'05" x 5'07"
(2.26m x 1.70m)**TO THE OUTSIDE:****Communal Garden:****Parking Space:****Application Fee(s):**

An application fee will be payable on all applications for a tenancy. The fee charged will vary and is dependent upon the number of occupants with an additional fee payable should a guarantor be required. The fee payable will be confirmed to you in writing once your application has been assessed. Our fees are: Single Occupant: £100 + VAT , Joint Occupants: £200 + VAT (Each Additional Occupant thereafter: £100 + VAT), Guarantor: £100 + VAT, Company Lets: £350 + VAT . The Application Fees quoted are payable once a tenancy has been agreed with a landlord. Please note that we are unable to process an application for a tenancy until the non refundable application fee has been received; an occupant is considered as anyone over the age of 18 years who will be residing at the property.