

2 BED  
APARTMENT



## EXAMPLE

### APARTMENT SIZE

47.2 – 49.8 m<sup>2</sup>

### DEPOSIT

One months rent

### COUNCIL TAX BAND

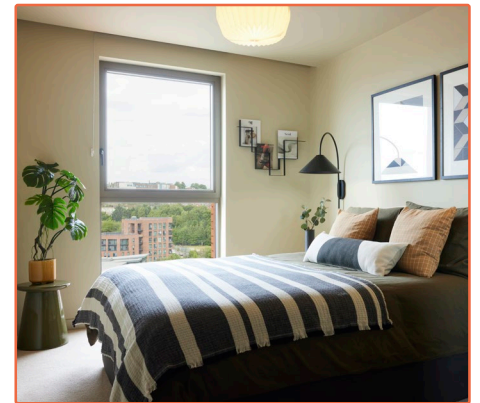
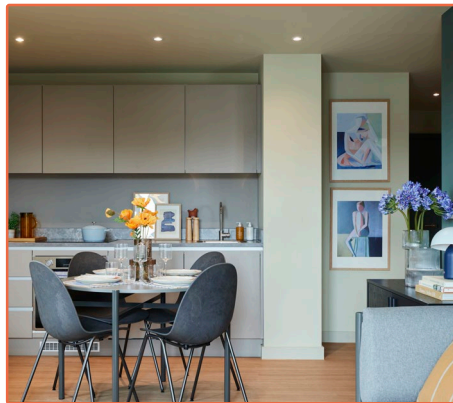
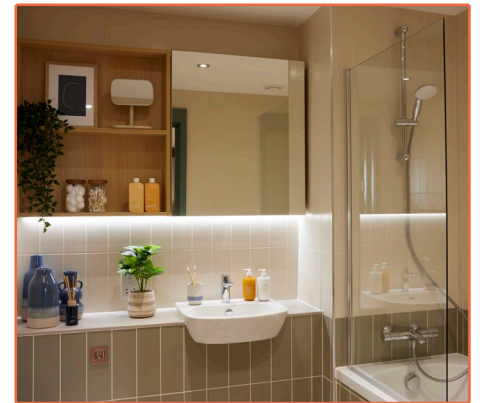
Awaiting local authority assessment

### EPC RATING

B

### TYPE OF TENANCY

Private residential



**Apartment layout**

- Spacious entrance and ample storage
- Large open plan living and kitchen
- Balcony with great views
- Master bedroom with dressing area, wardrobe and ensuite shower
- Master bathroom with bath tub

**Good to know**

- Tenants are responsible for the payment of utilities as well as council tax
- Broadband Wi-Fi is included in the rental
- All tenancy applications subject to referencing

## Want to book a viewing?

Or need to find out more? Contact our team today on +44 (0)114 321 3886



## Life at Soho Yard

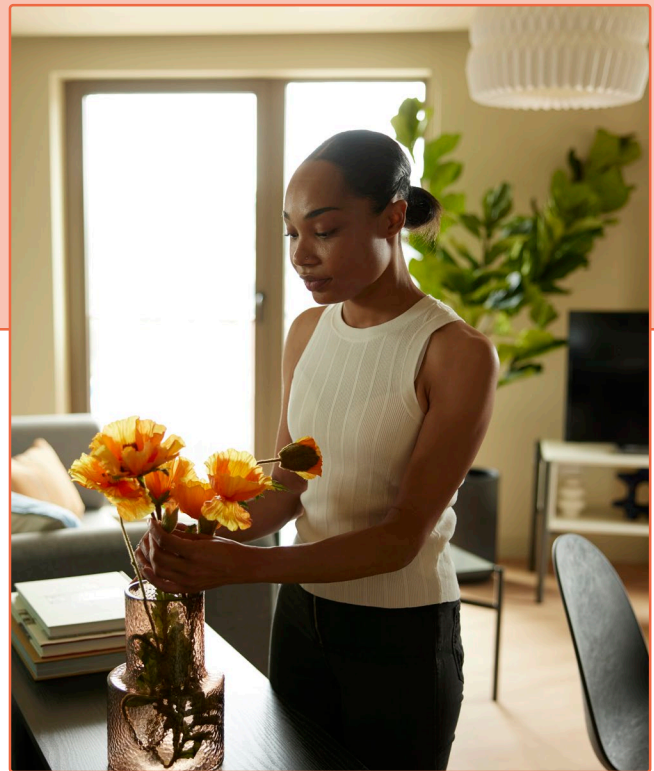
We offer apartments in a variety of shapes and sizes, so finding your ideal home should be easy. With options including balconies, city views and open plan living, we have something to suit everyone.

But Soho Yard is more than just a place to live; it's a new community where shared spaces such as lounges, fitness center, and rooftop terraces become gathering spots for neighbours to connect and form friendships.

## Revitalised West Bar

With a backdrop of historic architecture, West Bar embodies everything that you love about your favourite city. Kelham Island next door brings the creative buzz, with artisan shops and cool places to meet, eat and drink.

The city centre is on your doorstep with its great mix of shops, restaurants, cultural venues and green spaces, allowing you to enjoy the best of urban living. Excellent transport links make commuting easy, with the M1 close by for fast access to Leeds and beyond.



## On-site amenities

- ROOF TERRACE
- HI-TECH GYM
- PRIVATE DINING ROOM
- CO-WORKING
- MEETING ROOM
- CYCLE STORAGE
- GAMES ROOM
- LOUNGE
- PANTRY
- PET WASH FACILITY

Want to book a viewing?

Or need to find out more? Contact our team today on +44 (0)114 321 3886