



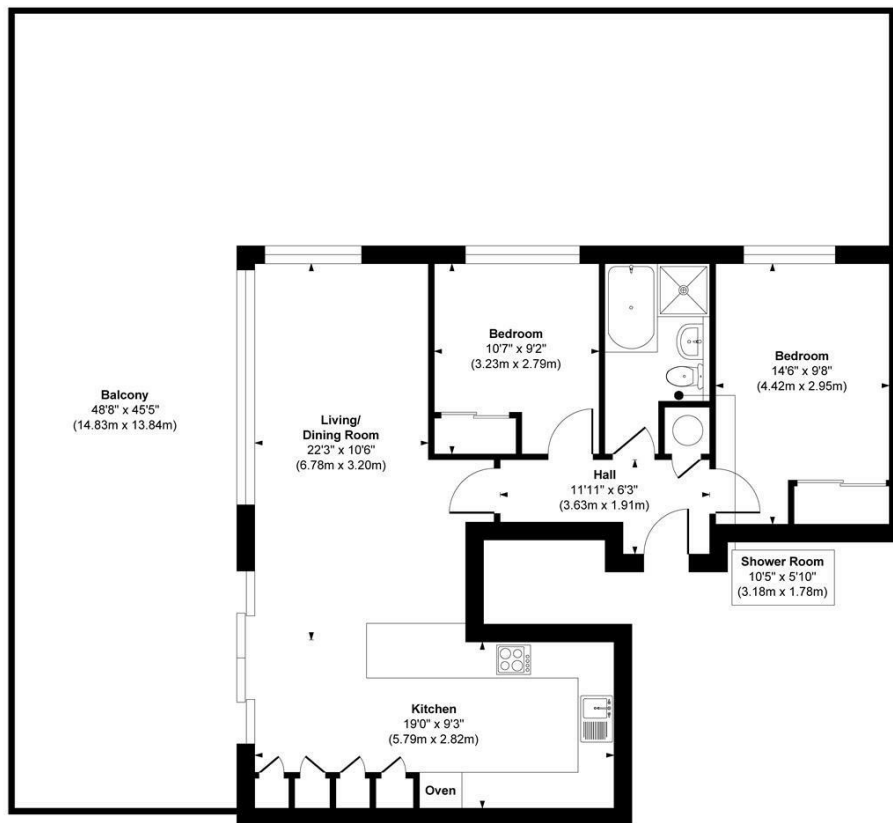
43 BRITANNIA HOUSE, YORK PLACE LEEDS, LS1 2EU

£400,000
LEASEHOLD

Unique penthouse apartment – spectacular 1,000 sq ft terrace – largest in LS1 – 270° rooftop city views – £50,000 in upgrades – two double bedrooms – over 800 sq ft of luxury living – panoramic floor-to-ceiling windows – underfloor heating – abundant natural light – heart of Leeds city centre – five minutes to the train station

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Floor Plan

Approx. Gross Internal Floor Area 781 sq. ft / 72.55 sq. m

Illustration for identification purposes only, measurements are approximate, not to scale.
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		66
(39-54) E	49	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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