



Langtons Wharf,
LS2

ZENKO
CITY LIVING

FOR SALE

£199,950

AN UPGRADED APARTMENT WITH CORNER ASPECT AND
UNDERGROUND CAR PARKING IN A WELL-ESTABLISHED
RIVERSIDE DEVELOPMENT





















2

Bedrooms

1

Bathrooms

600

Sq. Ft.



ABOUT

An upgraded apartment with corner aspect and allocated underground car parking in a very well-established riverside development.

Langtons Wharf is a development on the banks of the River Aire opposite Brewery Wharf and close by to the Corn Exchange (7 mins) & Trinity shopping centre (7 mins). The development is professionally managed which has helped the building and public areas remain appealing despite being one of the early city centre riverside residential schemes. The building is attractive both inside and out with lift access to all floors and well-maintained communal gardens. Neighbouring locations for food & drink are, Shears Yard (2 mins), Lamb and Flag (2 mins), Ambiente Tapas (2 mins) & Calls Landing (2 mins).

(All times specified are quoted walking distances from Google Maps)

UPGRADED KITCHEN AND FLOORING

VERY WELL-PRESENTED THROUGHOUT

CORNER ASPECT

RIVERSIDE DEVELOPMENT

SHARE OF FREEHOLD - NO GROUND RENT PAYABLE

EPC: TBC

SECURE UNDERGROUND CAR PARKING SPACE

COUNCIL TAX BAND: D

600 SQUARE FEET



ABOUT.. continued

COUNCIL TAX BAND - D

EPC RATING - TBC

We are advised that the tenure is share of the freehold (no ground rent payable)

We are advised that the service charge is £2940 P.A

Lease Term 150 years from 1991 (No lease extension premium required to extend)

Heating: Electric underfloor heating

Water: Mains connected, via a meter

Broadband: High speed fibre (Hyperoptic)

Mobile signal: No issues to report

Construction type: Purpose-built

Flood Risk: Some river water entered the car park in 2016, the river has since had flood defence systems installed

Local Planning Permissions: NA





Floorplan

16 Langtons Wharf, Leeds LS2 7EF

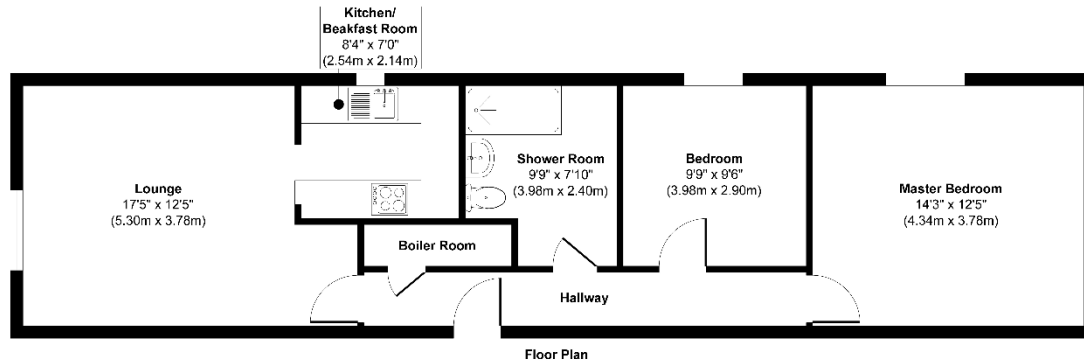


Illustration for identification purposes only, measurements are approximate, not to scale.
Produced by Elements Property



EPC



Lease information

150 from
1991

Lease length

£2940
P.A

Service charge

£0
P.A

Ground rent



For more information or to arrange a viewing contact
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