



Room 2, 60 Argie Road, Leeds, West Yorkshire, LS4 2RD

AVAILABLE 14th July 2026 - All bills included

A room in an immaculate and recently fully refurbished mid-terrace house in the popular Burley area.

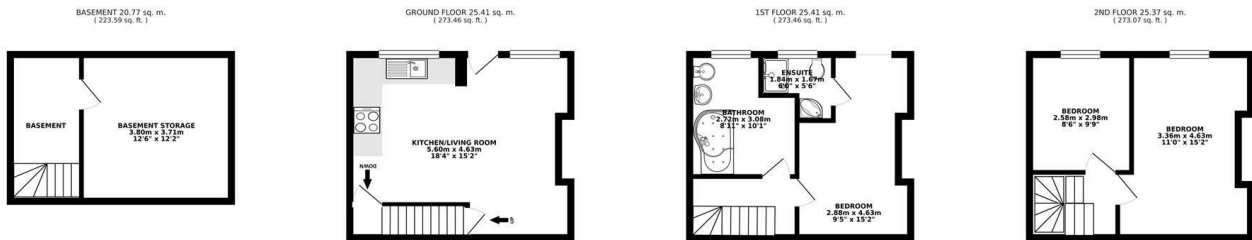
The property is very modern internally, to include an open plan kitchen and fully furnished living room, basement laundry area, house bathroom and large double bedrooms each with modern furniture and decor.

The property has three bedrooms altogether, two of which are already rented. The available room is on the second floor and has a secure lock.

- Brand new refurbishment
- Three Bedrooms
- Two Bathrooms
- On-street Parking
- Dishwasher
- Fully Furnished

£650 Per month

www.fletcherprops.com



TOTAL FLOOR AREA : 96.95 sq. m. (1043.59 sq. ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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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			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
		53	76
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
		46	70
England & Wales		EU Directive 2002/91/EC	