KATH | WELLS

ESTATE AGENTS & VALUERS



405 Whitehall Road

, Leeds, LS12 6LB

£1,400 Per Month

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Whitehall Road, Leeds, West Yorkshire, LS12 6LB

Kath Wells Estate Agents are pleased to offer to the rental market this RECENTLY REFURBISHED THREE BEDROOM SEMI-DETACHED PROPERTY, available from 1ST NOVEMBER 2026 at £1,400 per calendar month.

Offering three bedrooms, a garden and a double garage, this property would make an ideal home for couples or families seeking accommodation in the LS12 area.

Externally, the property benefits from a GARDEN, providing outdoor space for relaxing and entertaining, together with a DOUBLE GARAGE offering useful parking and storage options.

Further benefits include DOUBLE GLAZED WINDOWS and CENTRAL HEATING.







GROUND FLOOR:

Entrance Hallway / Porch:

Living Room:

Fitted Kitchen:

Conservatory:

FIRST FLOOR:

Landing:

Bedroom One:

Bedroom Two:

Bedroom Three:

Family Bathroom / WC:

TO THE OUTSIDE:

Gardens:

Off Street Parking / Driveway

Double Garage:

Council Tax Band & EPC Rating:
Council Tax Band: B / EPC Rating: C

EPC Link:
https://find-energy-certificate.service.gov.uk/energy-certificate/2720-2293-0239-7002-0663

Permitted Payments:
As well as paying the rent, you may also be required to make the following permitted payments:

Before the tenancy starts:
i) A Holding Deposit: capped at 1 week's rent
ii) A Security Deposit: capped at five weeks' rent
During the tenancy:
i) Payment of up to £50 (including VAT) if you want to change the tenancy agreement
ii) Payment of interest for the late payment of rent (calculated at a rate of 3% above the Bank of England's base rate from the date the rent falls due, until the date it is paid)
iii) Payment for the reasonably incurred costs for the loss of keys/security devices
iv) Payment of any unpaid rent or other reasonable costs associated with your early termination of the tenancy

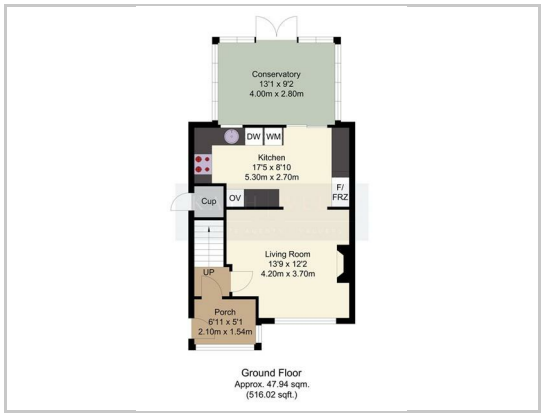
Other permitted payments may include:

i) Any other permitted payments, not included above, under the relevant legislation including contractual damages.

Area Map

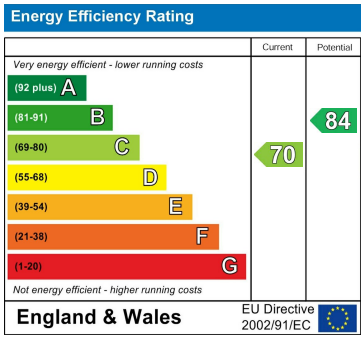


Floor Plans





Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

69 Lower Wortley Road, Wortley, Leeds, West Yorkshire, LS12 4SL
Tel: 0113 231 1033 Email: sales@kathwells.com www.kathwells.com