



## Cardigan Road

, Headingley, Leeds, LS6 3AG

# Rental £170 Weekly

1 bedroom House available Now

24 Headingley Lane, Leeds , , LS6 2DW  
[leeds@loc8me.co.uk](mailto:leeds@loc8me.co.uk)

0113 224 9911

### Opening Times

Mon Closed; Tues Closed  
Wed Closed; Thurs Closed  
Fri Closed; Sat Closed; Sun Closed

\* Furnished

### Situation

Your Modern Student Haven Awaits at loc8me Prop-4690 Property Type: 1-Bedroom Student Apartment Availability: From July 2025 EPC Rating: D Are you in search of the perfect student accommodation for the upcoming academic year? Look no further! Loc8me is delighted to present this modern 1-bedroom student property, conveniently located just minutes' walk from the vibrant heart of Headingley. Property Highlights: Open Plan Living: The ground floor property boasts an open plan kitchen/lounge equipped with essential appliances, making it a comfortable and practical space for both studying and relaxation. Double Bedroom: Your rest and study haven awaits in a spacious double bedroom, providing the privacy and comfort you desire. Bathroom with Shower Over Bath: The included bathroom features a shower over the bath, ensuring your convenience. Private Patio Area: Step outside to your private patio area, perfect for a breath of fresh air and a spot of relaxation. Limited Parking: Limited parking is available both to the front and rear of the property, providing added convenience for those with a vehicle. Upcoming Refurbishment: The property will undergo an internal refurbishment and will be ready for your arrival in February 2023, ensuring a fresh and welcoming atmosphere. Join the loc8me Community: When you choose loc8me, you're not just securing a place to live; you're becoming part of our vibrant community. As a loc8me resident, you'll enjoy exclusive benefits, including the loc8me Community Card, offering access to local discounts, exciting giveaways, and invitations to community events and parties. Secure your ideal Property Ref: inst-16582

All measurements are approximate.

### Further Information

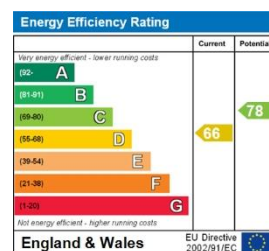
The deposit required is £0

The landlord is willing to rent this home to Employed, Self Employed, Unemployed, Student, Own Means, Retired, Company, Council

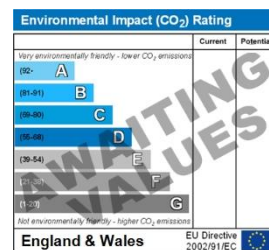
The landlord is willing to rent the property for a minimum of 12 Months and a maximum of 12 Months

### Energy Performance Certificates

This home's performance is rated in terms of the energy use per square metre of floor area, energy efficiency based on fuel costs and environmental impact based on carbon dioxide (CO<sub>2</sub>) emissions.



The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO<sub>2</sub>) emissions. The higher the rating the less impact it has on the environment.

Creation Date: 08/07/2025

#### IMPORTANT INFORMATION

For clarification, we wish to inform the prospective tenant that we have prepared these details as a general guide. The agent has not carried out a detailed survey nor tested the services, appliances, or specific fittings (unless otherwise stated), and no warranty can be given as to their condition. All room measurements are taken at floor level. We strongly recommend that all the information which we provide about the property is verified by yourself and your advisers. The contents of this publication are © Orange Living Limited, 2025. Orange Living Limited Registered in England No. 06537787