



Manston Avenue | Crossgates | LS15 8BS

£245,000

Three Bedroom Semi-Detached House | Council Tax Band C | EPC Rating D

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***THREE BEDROOM SEMI-DETACHED HOUSE. POPULAR LOCATION. CLOSE TO AMENITIES ***

This family home set in a popular cul de sac position within Crossgates offers well appointed accommodation. Although in need of modernisation, the property offers central heating , PVCu double-glazing and a delightful rear garden.

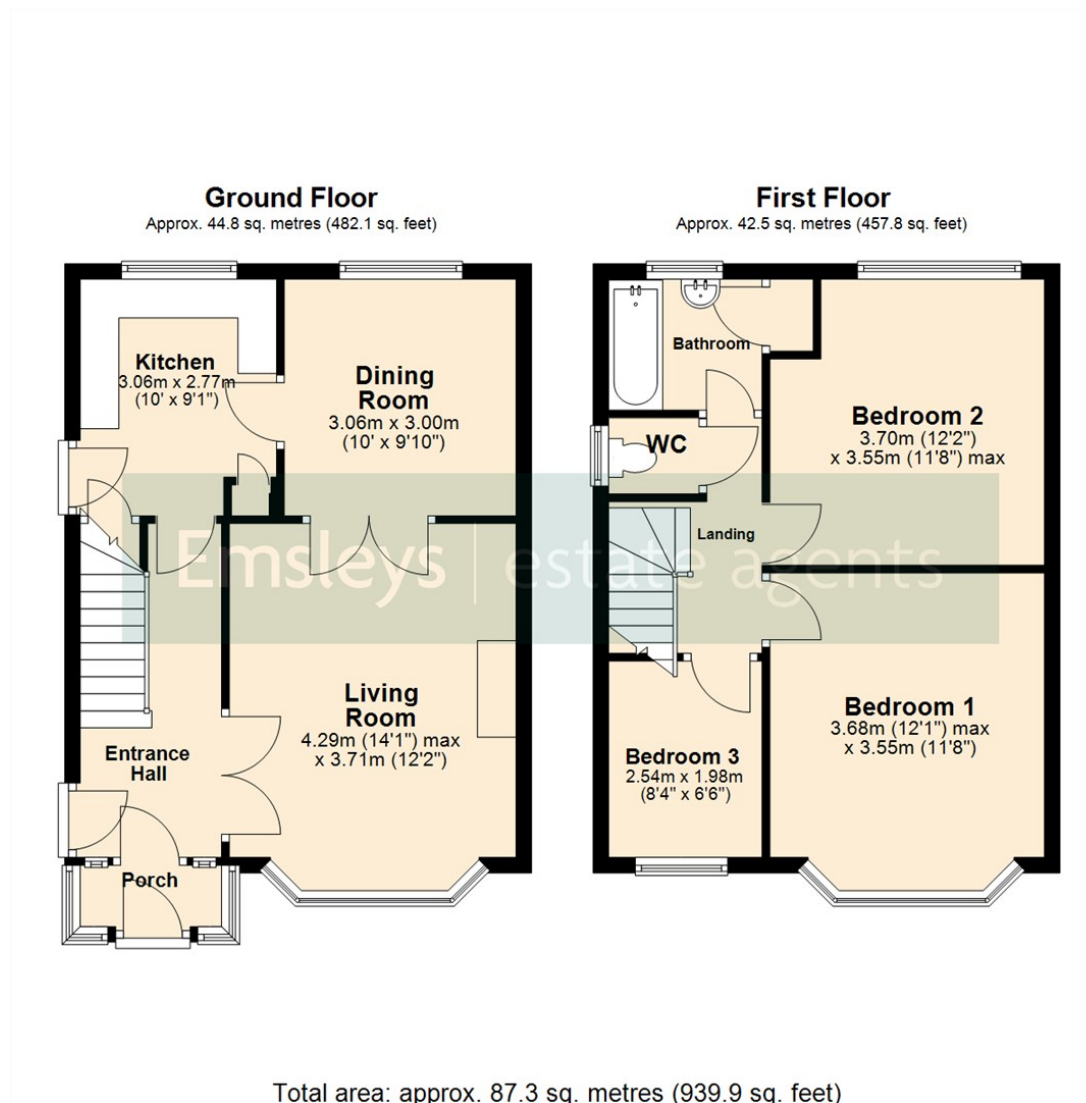
The accommodation briefly comprises of a spacious entrance hall, living room, dining room and kitchen to the ground floor . To the first floor are three bedrooms and a house bathroom with a separate WC. To the outside there is a brick built garage, driveway and well maintained gardens to the front and rear.

The location is unsurpassed for convenience to local shops, banks and facilities within the Crossgates shopping centre and further afield at The Springs and Colton retail parks. The area has excellent public transport links with local bus routes and Crossgates railway station giving a fast and easy commute to Leeds city centre within walking distance. Also ideal for commuters is the easy access to the M1 North motorway network and main arterial roads such as the A64, A6120 Ring Road and A63.

Viewing is essential to appreciate the standard and size of the accommodation on offer







These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested Parties are advised to check availability and make an appointment to view before travelling to see a property.

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