



5 WENTWORTH CRESCENT

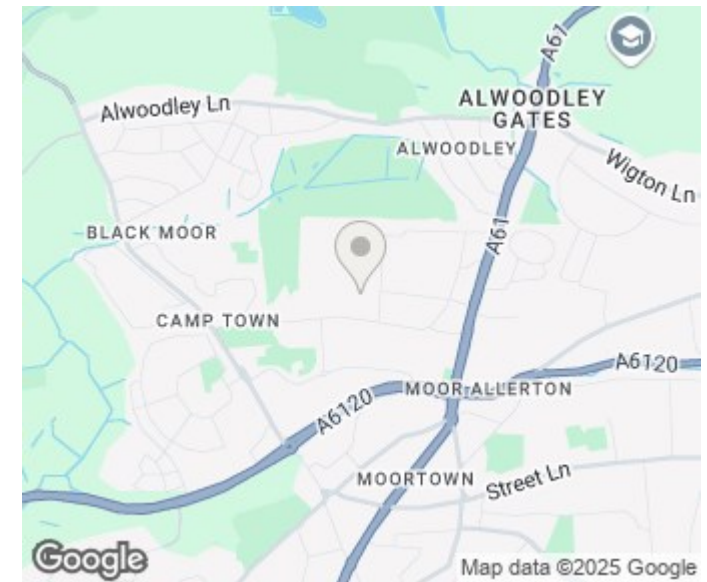
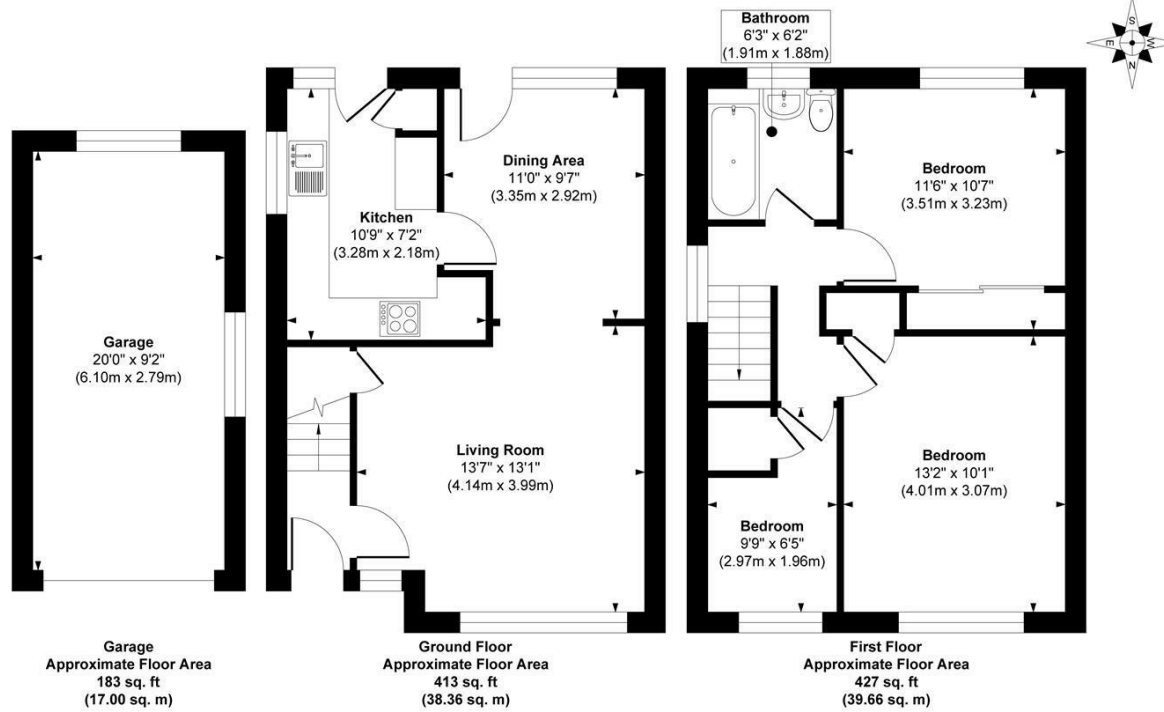
LEEDS, LS17 7TW

£299,950
FREEHOLD

Monroe is delighted to present 5 Wentworth Crescent, an exceptional opportunity in a prime LS17 location. This three-bedroom semi-detached property is in proximity to prestigious schools such as Leeds Grammar School and Allerton High School, along with several outstanding primary schools, making this home a remarkable choice.

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		87
(81-91) B		
(69-80) C	70	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

Alwoodley Sales
716 King Lane Alwoodley
Leeds
West Yorkshire
LS17 7BA

0113 870 4443
hello@monroeestateagents.com
www.monroeestateagents.com

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