



36 MAIN STREET
LEEDS, LS15 4DH

£585,000
FREEHOLD

This exceptional family home boasts contemporary interiors, ample off-Street Parking and Idyllic, uninterrupted countryside views!

MONROE

SELLERS OF THE FINEST HOMES

36 MAIN STREET

- Idyllic views
- Circa 3000 sqft
- Detached family home
- Four spacious reception rooms
- Open-plan kitchen-diner
- Four spacious bedrooms
- En suite and house bathroom
- Integral garage
- Solar Panels
- Fully landscaped garden



This immaculately family home boasts circa 3000ft of contemporary interiors, set within the beautiful village of Scholes. With 4 bedrooms, 2 bathrooms and 4 reception rooms, this excellent value, luxury home really does TICK ALL THE BOXES for comfortable and versatile family living.

Set back from the road, this property offers an imposing frontage with instant kerb appeal boasting an in-out driveway and ample parking! This home offers an abundance of reception space... There is a snug, two further well-proportioned reception rooms, a generously-sized formal living room which boasts fantastic views and a stunning multi-fuel burning stove and an open plan kitchen-diner. The kitchen is of a high specification featuring a large island ideal for family living and entertaining, fitted appliances and French doors which lead out onto the raised decking. Furthermore, there is an entrance hallway, W.C and integral access to a double garage.

The ground floor also offers a beautifully presented primary suite, which boasts a spacious en suite with both a bath and shower and takes advantage of the exceptional views on offer. To the first floor, the property accommodates three further double bedrooms and a contemporary house bathroom.

Externally, this home offers a well-maintained garden from which to furtherly enjoy the far-reaching, idyllic

countryside views on offer. The garden has been fully landscaped by the current owners and can be accessed off of the formal living room or kitchen, ideal for indoor outdoor entertaining.

The property also benefits from solar panels.

To arrange your viewing of this optimal family home, call Monroe.

REASONS TO BUY

- Four reception rooms
- Gorgeous primary suite and three further spacious bedrooms
- Contemporary interiors
- Ample parking
- En suite and a house bathroom
- Large driveway
- Exceptional views
- Beautifully-maintained garden

SERVICES

We are advised that the property has mains water, electricity, drainage and a combination boiler.

LOCAL AUTHORITY

Leeds City Council

TENURE

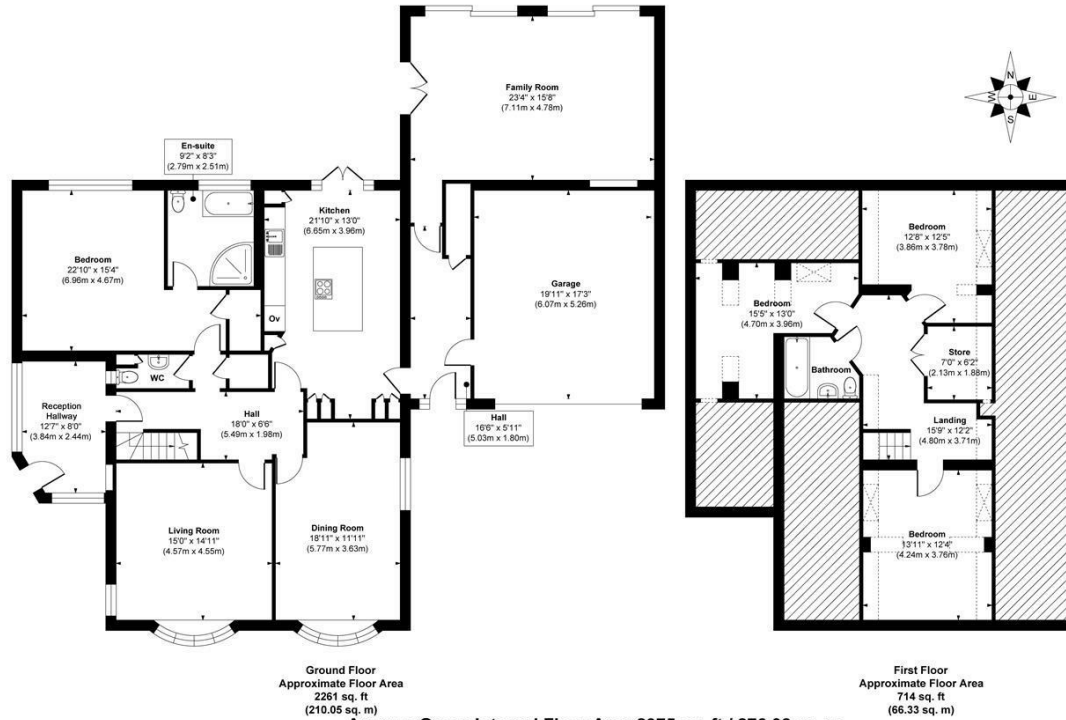
We are advised that the property is freehold and that vacant possession will be granted upon legal completion.

VIEWING ARRANGEMENTS

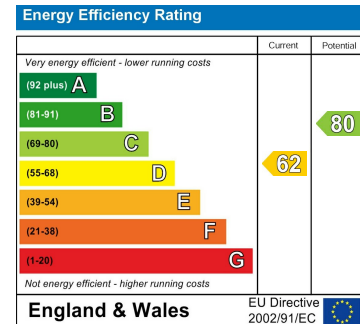
Strictly through the selling agent - Monroe Estate Agents on 01937 534755.

36 MAIN STREET





Approx. Gross Internal Floor Area 2975 sq. ft / 276.38 sq. m
Illustration for identification purposes only, measurements are approximate, not to scale.
Copyright © Zenith Creations.



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

Boston Spa Sales
181a, High Street Boston Spa
Wetherby
LS23 6AA

01937 534755
bostonspa@monroeestateagents.com
www.monroeestateagents.com

MONROE

SELLERS OF THE FINEST HOMES