



119 Kirkdale Crescent Leeds



2 Bedroom House - Semi-Detached £189,995

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119 Kirkdale Crescent, Wortley, Leeds, West yorkshire, LS12 6AY

GROUND FLOOR:

Hallway:

Access via a part glazed front entrance door, stairs rising to the first floor, central heating radiator

Living Room:



Double glazed window, television point, central heating radiator, laminated flooring

Fitted Kitchen:



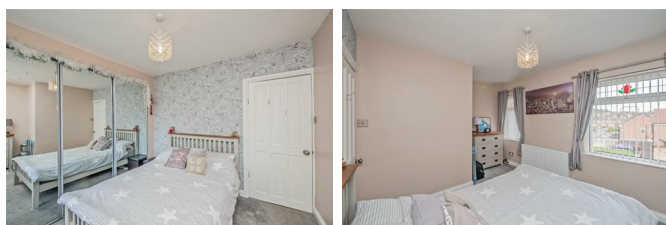
Double glazed window, a part glazed external door giving access to the garden, a modern range of fitted wall, drawer & base units, work surfaces, an inset sink and drainer, built under electric oven / grill, gas hob, extractor hood, plumbing for an automatic washing machine, space for a tumble dryer, space for a fridge / freezer, under-stairs storage cupboard

FIRST FLOOR:

Landing:

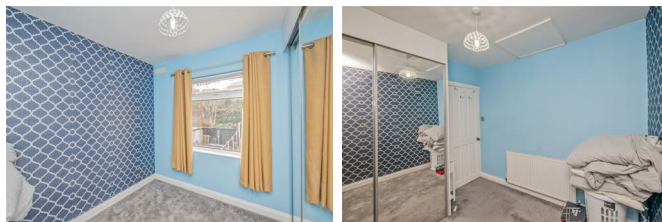
Access to the first floor accommodation, access to the loft space

Bedroom One:



Double glazed windows, central heating radiator, ample space for a range of bedroom furniture, a range of built-in / fitted wardrobes with mirrored doors

Bedroom Two:



Double glazed window, central heating radiator, a range of built-in / fitted wardrobes with mirrored doors

Shower Room / WC:



Double glazed window, a glazed shower cubicle with a plumbed shower, wash basin set into a vanity unit, low flush WC, ladder style central heating radiator / towel warmer

TO THE OUTSIDE:

Gardens:



The front garden is semi open plan and mainly low maintenance. The rear garden is enclosed and mainly low maintenance with a paved seating area, low maintenance beds, a covered seating area, an outside tap and external lighting

Off Street Parking / Garage:



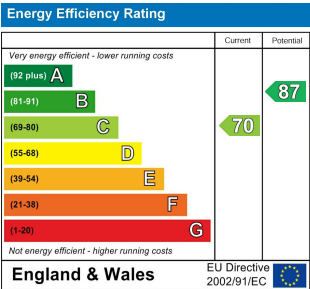
A good sized gated driveway provides useful off street parking for several cars. The garage has been converted to storage use but could still be used as a garage.

Council Tax Band / EPC Rating:

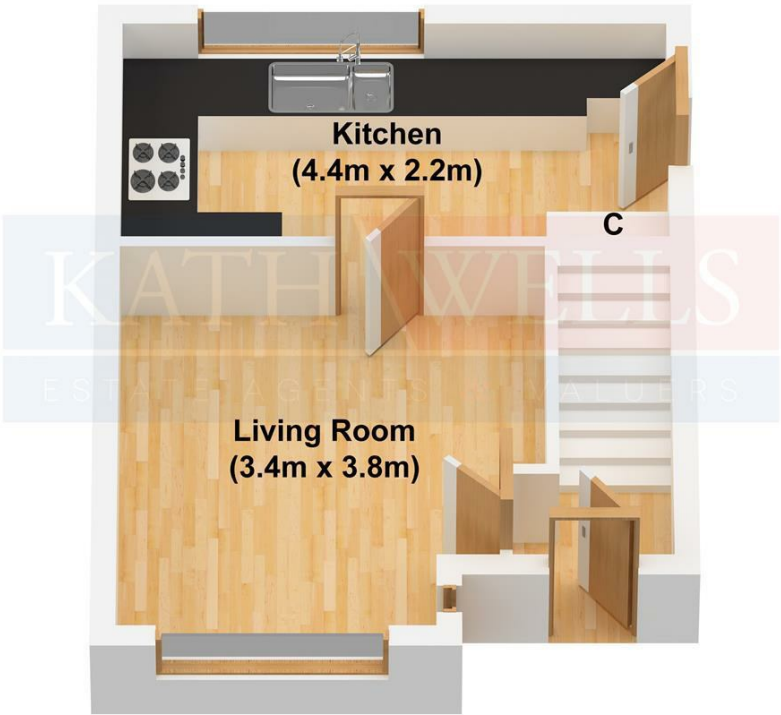
Council Tax Band: B / EPC Rating: C

EPC LINK:

<https://find-energy-certificate.service.gov.uk/energy-certificate/0077-0207-1505-1411-2200>



Ground Floor



First Floor

