



**Rockingham Close, LEEDS LS15 8UJ**



**welcome to**

**Rockingham Close, LEEDS**

A beautiful two bedroom detached bungalow has been well maintained and much loved by previous owners. Ready to move into and boasting a lounge, kitchen diner & conservatory plus gardens, driveway and a garage. Must view!



This bungalow has been much loved by previous owners and is well maintained throughout, with three reception rooms this property is spacious throughout and provides a calm and warming feeling throughout; perfect for relaxation after a long day. This property comprises in brief on the ground floor; entrance hall giving access to the lounge, diner, kitchen, conservatory, two good size bedrooms and the house bathroom. To the front there is a lawn garden, driveway and garage providing off-street parking. To the rear, this property benefits from a spacious garden which is part lawn and part flagged; perfect for summer time entertaining. Additionally, there is a garage with an utility room to the rear.

LS15 is a popular and very convenient location situated to the East of Leeds. Offering many local attractions & amenities including Temple Newsam House, grounds & golf course. There is a selection of schools for all ages, local parks & excellent shopping facilities, including the Crossgates Shopping Centre and the Springs at Thorpe Park which offers restaurants and a cinema. For the commuter excellent vehicular access to A63, A58, A64, A1 /M1 links, the outer Ring Road, and East Leeds Orbital Route.

## **Entrance Hall**

### **Lounge**

15' 3" x 19' ( 4.65m x 5.79m )

### **Dining Room**

8' x 15' 6" ( 2.44m x 4.72m )

### **Kitchen**

17' 8" x 7' 7" ( 5.38m x 2.31m )

### **Conservatory**

11' 4" x 11' 4" ( 3.45m x 3.45m )

### **Bedroom One**

12' 8" x 9' 6" ( 3.86m x 2.90m )

### **Bedroom Two**

11' 2" x 9' 9" ( 3.40m x 2.97m )

### **Bathroom**

### **Garage**

### **Utility Room**

8' 4" x 8' 6" ( 2.54m x 2.59m )



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## Rockingham Close, LEEDS

- DETACHED BUNGALOW
- TWO BEDROOMS; FITTED WARDROBES
- THREE RECEPTION ROOMS; CONSERVATORY
- UTILITY ROOM
- OFF-STREET PARKING; DRIVEWAY AND GARAGE

Tenure: Freehold EPC Rating: D

Council Tax Band: D

**£350,000**



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Property Ref:  
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