

The Haven, Leeds LS15 7AT

## welcome to

# The Haven, Leeds

This stunning three-bedroom semi-detached home offers modern living at its finest. Stylish and contemporary throughout, it boasts spacious interiors designed for comfort. Outside, a generous back garden awaits, complete with a charming summer house—ideal for relaxing/entertaining.













#### Lounge

17' 5" max x 10' 9" max (5.31m max x 3.28m max)
To the front of the property is a stunning lounge with large picture window that provides an abundance of natural light. With contemporary decoration, feature walls and a built in home entertainment centre this impressive living room provides the ideal space to relax, enjoy family time or entertain quests.

#### Kitchen/Diner

22' 4" max x 18' 7" max ( 6.81m max x 5.66m max ) This thoughtfully designed heart of the home combines a fabulous modern kitchen with quality built in appliances alongside a casual seating area while still leaving space for a family sized dining table. The stylish high gloss kitchen units are matched with a spacious island and complemented with granite work surfaces. The ceiling lantern and bi folding doors to the rear ensures that this is a bright space to be enjoyed by the whole family and provides an amazing space for entertaining. A perfect blend of style and function, built in appliances include, double oven, hob with extractor over, dishwasher and fridge freezer. The kitchen also benefits from under floor heating.

### Utility

10' 1"  $\max x$  6' 3"  $\max$  ( 3.07m  $\max x$  1.91m  $\max$  ) Leading from the kitchen is a separate utility room with plumbing for washing machine and space for tumble dryer along with useful built in storage cupboards.

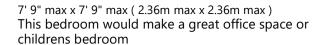
#### **Bedroom 1**

10' 1"  $\max x$  6' 3"  $\max (3.07m \max x 1.91m \max)$ Generous double bedroom with plenty of natural light, modern, space for free standing furniture

#### **Bedroom 2**

10' 9" max x 8' 8" max ( 3.28m max x 2.64m max ) Generous double bedroom with plenty of natural light, modern, space for free standing furniture

#### **Bedroom 3**



#### **Bathroom**

The family bathroom is fitted with a luxury three piece suite comprising whirlpool bath with shower over. The WC and wash hand basin set in a bespoke vanity unit with feature wall and floor tiling beautifully complementing.

#### Garden

Outside the front of the property there is a large driveway which is convenient for off street parking, to the rear there is a decked patio with a large grass area and a summer house at the end of the garden, and an office space behind the garage

#### **Down Stairs W/C**

The property also has a downstairs toilet for convenience





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# The Haven, Leeds

- Price £415,000
- Stunning Three Bedroom Family Home
- Highly Sought After Location
- Stylish, Modern, Open Plan Interior
- **Outstanding Quality Throughout**

Tenure: Freehold EPC Rating: C

Council Tax Band: C

# £415,000









Please note the marker reflects the postcode not the actual property

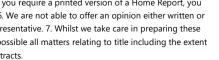
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