



Yew Road,Whinmoor Leeds LS14 2FD

welcome to

Yew Road, Whinmoor Leeds

This beautifully presented semi-detached house offers four generous bedrooms, including a master with en-suite. The open-plan lounge/diner creates a bright and welcoming living space, perfect for entertaining. Enjoy the convenience of off-street parking and a private, enclosed rear garden.



The ground floor opens into a welcoming hall, with access to a contemporary kitchen on one side and a generous open-plan lounge/diner on the other, perfect for entertaining or relaxing. A convenient W.C. is located adjacent to the kitchen. Upstairs on the first floor, there are three bedrooms—two doubles and one single—alongside a family bathroom. The top floor is dedicated to the master bedroom, complete with its own en-suite, providing a private retreat.

Ground Floor

Kitchen

11' 3" MAX x 10' 8" MAX (3.43m MAX x 3.25m MAX)

Lounge/Diner

16' MAX x 13' 6" MAX (4.88m MAX x 4.11m MAX)

Guest W/C

First Floor

Bedroom Two

9' 9" MAX x 10' 11" MAX (2.97m MAX x 3.33m MAX)

Bedroom Three

10' 7" MAX x 9' 4" MAX (3.23m MAX x 2.84m MAX)

Bedroom Four

10' 11" MAX x 5' 10" MAX (3.33m MAX x 1.78m MAX)

Bathroom

Second Floor

Bedroom One; En-Suite

21' 7" MAX x 12' 6" MAX (6.58m MAX x 3.81m MAX)



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welcome to

Yew Road, Whinmoor Leeds

- GUIDE PRICE £320,000-£330,000
- THREE-STOREY SEMI-DETACHED FAMILY HOME;
FOUR BEDROOMS
- MASTER BEDROOM WITH EN-SUITE ON TOP FLOOR
- OPEN-PLAN LOUNGE/DINER
- MODERN KITCHEN WITH ADJACENT W.C

Tenure: Freehold EPC Rating: B
Council Tax Band: D

guide price

£320,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
CGT111036 - 0004

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