



**Westwinn Garth, Leeds LS14 2HX**

william  
h brown

**welcome to**

## **Westwinn Garth, Leeds**

A well-presented detached house featuring three spacious bedrooms, a bright lounge/dining room, and a conservatory overlooking the rear garden. Benefits include off-street parking with a garage and driveway, and a private rear garden—ideal for families or those seeking extra space.



On the ground floor, the property features a welcoming hall giving access to the modern kitchen, and a generous open plan lounge and dining room that opens into a bright conservatory overlooking the rear garden. Upstairs, the first floor comprises three bedrooms and a contemporary shower room.

**Ground Floor**

**Lounge/Dining Room**

**Conservatory**

**Kitchen**

**First Floor**

**Bedroom One**

**Bedroom Two**

**Bedroom Three**

**Shower Room**



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welcome to

## Westwinn Garth, Leeds

- GUIDE PRICE £310,000-£320,000
- DETACHED THREE-BEDROOM HOUSE
- SPACIOUS LOUNGE/DINING ROOM
- BRIGHT CONSERVATORY OVERLOOKING THE GARDEN
- OFF-STREET PARKING WITH GARAGE AND DRIVEWAY

Tenure: Freehold EPC Rating: C

Council Tax Band: D

guide price

**£310,000**



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Property Ref:

CGT111023 - 0004

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Please note the marker reflects the postcode not the actual property

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