



Brooklands Garth, Leeds LS14 6RZ

welcome to

Brooklands Garth, Leeds

This well-presented property features a spacious lounge with elegant French-style patio doors opening onto a private, enclosed rear garden—perfect for relaxing or entertaining. With two comfortable bedrooms, a modern layout, and a driveway providing off-street parking.



Welcoming entrance hall leading to a modern kitchen, a spacious lounge with French-style patio doors opening onto an enclosed rear garden, and a convenient ground floor W/C. Upstairs, you'll find two well-proportioned bedrooms and a family bathroom. The home also benefits from a private driveway, providing off-street parking and a fully enclosed garden to the rear.

Please Note- The price advertised reflects 31% ownership of the property. However, under the shared ownership scheme, you will only need to purchase the percentage of the property that you can afford. This allows you to buy a share—with the option to increase your ownership over time through a process known as "staircasing."

Agents Notes- This land registry title is yet to be updated with vendor details. Please ask branch for more details.

Ground Floor

Kitchen

12' 1" MAX x 9' 9" MAX (3.68m MAX x 2.97m MAX)

Lounge

11' 9" MAX x 13' 1" MAX (3.58m MAX x 3.99m MAX)

Guest W/C

First Floor

Bedroom One

13' 1" MAX x 8' 7" MAX (3.99m MAX x 2.62m MAX)

Bedroom Two

13' MAX x 8' 4" MAX (3.96m MAX x 2.54m MAX)

Bathroom



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Brooklands Garth, Leeds

- SEMI-DETACHED HOME; TWO BEDROOMS
- LOUNGE WITH FRENCH-STYLE PATIO DOORS
- GROUND FLOOR W/C
- ENCLOSED REAR GARDEN
- OFF-STREET PARKING; DRIVEWAY WITH ELECTRIC CAR CHARGING PORT

Tenure: Leasehold EPC Rating: B

Council Tax Band: B Service Charge: 153.12

Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

£66.650



Please note the marker reflects the postcode not the actual property

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Property Ref:
CGT111142 - 0004

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william h brown



0113 260 0945



Crossgates@williamhbrown.co.uk



47 Station Road, Crossgates, LEEDS, West Yorkshire, LS15 8DT



williamhbrown.co.uk