



Azalea Avenue, Seacroft Leeds LS14 6WF

welcome to

Azalea Avenue, Seacroft Leeds

This spacious and well-presented property features four generous bedrooms, a bright and welcoming living space, front and rear gardens, off-street parking, and a garage. Perfectly suited for family living, it offers comfort, convenience, and charm in a desirable location.



The ground floor of this charming home features a welcoming lounge and a well-appointed kitchen and a guest W/C with a staircase leading to the first floor. Upstairs, the first floor offers two versatile bedrooms that can be adapted to suit a variety of needs, along with a modern family bathroom. The second floor comprises two further bedrooms, one of which benefits from its own en-suite, providing a private and comfortable space ideal for guests or a master suite.

The property benefits from a secure garage with convenient access via a side door leading directly from the rear garden. Ideal for storage, parking, or workshop use, this feature adds practicality and ease to everyday living.

Ground Floor

Lounge

16' 6" MAX x 11' 6" MAX (5.03m MAX x 3.51m MAX)

Kitchen

13' 1" MAX x 11' 5" MAX (3.99m MAX x 3.48m MAX)

Guest W/C

First Floor

Bedroom Three

11' 1" MAX x 11' 3" MAX (3.38m MAX x 3.43m MAX)

Bedroom Four

10' 6" MAX x 10' 10" MAX (3.20m MAX x 3.30m MAX)

Bathroom

Second Floor

Bedroom One; En-Suite

10' 11" MAX x 11' 6" INTO WARDROBES (3.33m MAX x 3.51m INTO WARDROBES)

Bedroom Two

11' 6" MAX x 11' MAX (3.51m MAX x 3.35m MAX)



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Azalea Avenue, Seacroft Leeds

- Guide Price **£325,000- £335,000**
- SEMI-DETACHED FAMILY HOME
- ACCOMMODATION ACROSS THREE FLOORS
- FRONT AND REAR GARDENS
- OFF-STREET PARKING; GARAGE

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

guide price

£325,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
CGT111215 - 0005

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