



Adams Grove, Leeds LS15 8TT



welcome to

Adams Grove, Leeds

William H Brown are pleased to bring to market this well maintained three bedroom detached property in LS15. The property boasts a driveway for off-street parking, spacious front and a south west rear garden and a bright conservatory. Located on a Cul-De-Sac this is a lovely quiet street.



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This detached property is an excellent opportunity for those looking for a spacious family home. The ground floor briefly comprises of a welcoming entrance hall, leading to the lounge, diner kitchen and the conservatory. The second floors hosts three bedrooms and the family bathroom. In addition, it also encompasses landscaped front and rear gardens, as well as a garage. In addition the property also has a Combi Condensing Boiler with a Hive control system installed three years ago.

LS15 is conveniently located to the East side of Leeds, boasting excellent transport links via the East Leeds Orbital Route, the outer Ring Road and motorway links. There are plenty of local amenities such as Crossgates Shopping Centre, and an abundance of Restaurants, pubs and picturesque green spaces!

Viewing is highly recommended for this property.

Hallway

Lounge/diner

25' 9" x 9' 2" (7.85m x 2.79m)

Kitchen

10' 8" x 8' 2" (3.25m x 2.49m)

Conservatory

14' 9" x 9' 11" (4.50m x 3.02m)

Bedroom One

13' 4" x 10' (4.06m x 3.05m)

Bedroom Two

11' 2" x 9' 8" (3.40m x 2.95m)

Bedroom Three

10' 5" x 7' 4" (3.17m x 2.24m)

Bathroom



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Adams Grove, Leeds

- No Forward Chain
- Detached Three Bedroom Property
- Driveway for Off Street Parking
- Front & South West Facing Rear Garden
- Excellent Location on a Cul-de-Sac

Tenure: Freehold EPC Rating: D

£315,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
CGT109745 - 0006

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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