



**Carisbrooke Road, Leeds LS16 5RU**



**welcome to**

**Carisbrooke Road, Leeds**

\*GUIDE PRICE - £220,000 - £230,000\* - This spacious three-bedroom apartment offers modern living with excellent amenities and convenient access to Leeds City Centre



**Entrance/Hall**

Spacious, carpeted also has radiator

**Lounge**

17' max x 14' 7" max ( 5.18m max x 4.45m max )  
Spacious lounge, with laminated flooring, bay window, 2 radiators and space for a dining table

**Kitchen**

14' 9" max x 7' max ( 4.50m max x 2.13m max )  
Tiled flooring, shaker kitchen, laminated wood work tops, electric oven , gas hob, integrated fridge/freezer, integrated full size dishwasher, window to the side, metal splash back

**Bedroom One**

18' max x 7' 11" max ( 5.49m max x 2.41m max )  
Spacious double bedroom, bay window with window seat into alcove , free standing wardrobes and drawers , double door leading to the bathroom

**Bathroom**

Fully tiled floor and walls, underfloor heating , radiator , toilet , pedestal sink, panel bath with shower over, shower screen

**Bedroom Two**

14' 7" max x 7' 6" max ( 4.45m max x 2.29m max )  
Spacious double bedroom, window to the side, carpeted, room for bedroom furniture

**Bedroom Three**

9' 7" max x 14' 7" max ( 2.92m max x 4.45m max )  
Spacious double bedroom, carpeted, boiler in the wardrobe, space for free standing furniture

**Bedroom Three/ Ensuite**

9' 7" max x 14' 7" max ( 2.92m max x 4.45m max )  
Spacious double bedroom, carpeted, boiler in the wardrobe, space for free standing furniture. Fully tiled shower tray step up enclosure, shower towel radiator , sink and toilet, storage unit

**Storage Space**

There are 3 storage cupboards off the hall

**Garden/ Parking**

Shared Gardens, Resident parking space



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## **Carisbrooke Road, Leeds**

- \*\* GUIDE PRICE - £210,000 - £220,000 \*\*
- Modern 3 Bedroom Apartment
- Close Commute Into Leeds City Centre
- Private Parking
- Shares of Leasehold Are Included In The Sale of This Property Therefore There Are £0 Leasehold Charges

Tenure: Leasehold EPC Rating: B

Council Tax Band: D Service Charge: 2862.00

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 150 years from 01 Jan 2002. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

guide price

**£210 000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
HEA108919 - 0007

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