



Faroe Gotts Road, Leeds LS12 1DF

welcome to

Faroe Gotts Road, Leeds

A well-presented two-bedroom apartment located on the second floor, ideally positioned close to Leeds City Centre. The property features a spacious open-plan lounge and kitchen area with direct access to a private balcony, perfect for relaxing or entertaining. Offered with no onward chain.



Faroe, Gotts Road

Offered with no onward chain, this spacious two-bedroom apartment is ideally located close to Leeds City Centre. Situated on the second floor, the property briefly comprises a generous entrance hallway with built-in storage, an open-plan kitchen/diner with access to a balcony offering pleasant views, two double bedrooms, and a modern bathroom. Additional benefits include secure entry, lift access, and well-maintained communal gardens.

Entrance Hallway

Private entrance door opening into a spacious hallway with laminate flooring and useful storage cupboard housing the boiler

Open Plan Kitchen/Lounge

23' 10" x 11' 9" max (7.26m x 3.58m max)

A spacious and bright lounge featuring laminate flooring, two rear-facing windows, an electric heater, and double doors that open onto a private balcony. Open-plan to the fitted kitchen, which offers a range of white gloss wall and base units with coordinating work surfaces with under unit lighting. Features include a stainless steel sink, integrated oven with hob, plumbing for a washing machine, and an integrated fridge freezer. A breakfast bar provides convenient seating and a casual dining space.

Bedroom One

17' 4" x 8' 2" max (5.28m x 2.49m max)

A double bedroom with space for free standing furniture, electric heater, and window to the rear.

Bedroom Two

13' 7" x 7' 6" max (4.14m x 2.29m max)

A second double bedroom with electric heater and window to the rear

Bathroom

The bathroom comprises; panel bath with shower over and screen, wall mounted wash basin and wc, electric heater, tiled walls and flooring.



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Faroe Gotts Road, Leeds

- Prime location close to Leeds City Centre
- Two spacious double bedrooms
- Open-plan kitchen/diner
- Secure entry system
- Offered with no onward chain

Tenure: Leasehold EPC Rating: C

Council Tax Band: D Service Charge: Ask Agent

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.

guide price

£170,000



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



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Property Ref:
HEA109459 - 0002

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