



Peacock Way | Sherburn In Elmet | LS25 6QQ

£360,000

Four bedroom detached | Council Tax Band E | EPC Rating B

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*****IMPRESSIVE FAMILY HOME. LARGE GARDEN. EV CHARGER. GARAGE & DRIVE. UTILITY & WC.*****

An impressive home for families seeking ample space and modern comforts in a sought-after location, benefitting from close proximity to public transport links, reputable schools, and a variety of local amenities.

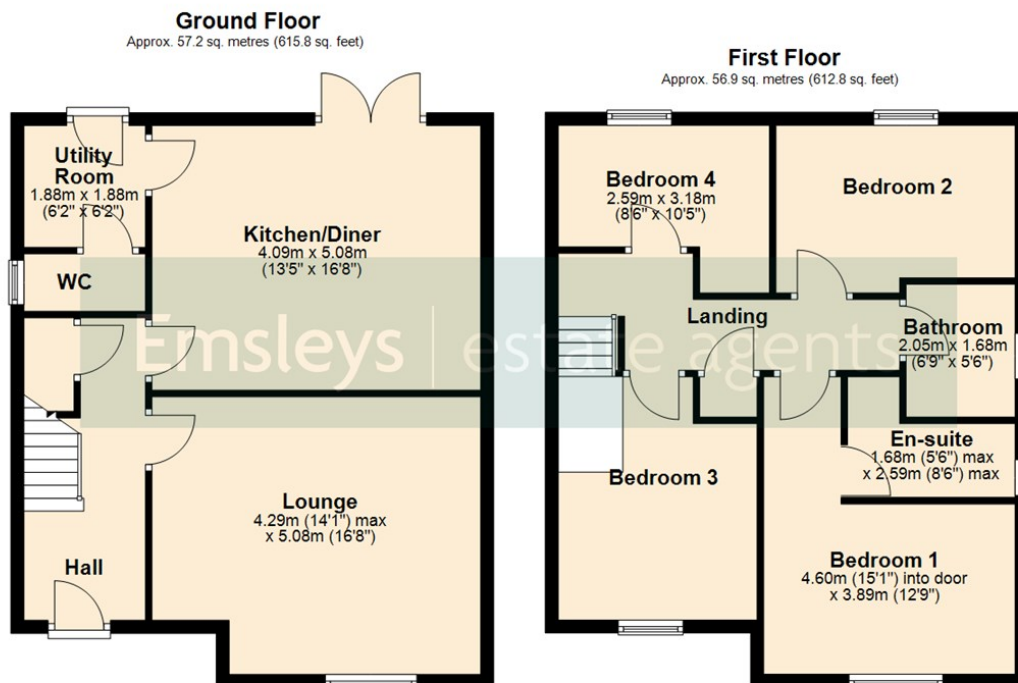
Upon entering, the property reveals a generous reception room, perfectly suited for both relaxation and entertaining guests. The well-appointed kitchen/diner provides a practical and functional space for culinary enthusiasts, with utility room and WC off. Two modern bathrooms ensure convenience and comfort across the home's four well-proportioned bedrooms, catering beautifully to family living.

A notable highlight includes the gas central heating system and PVCu double glazing, ensuring energy efficiency and a warm, comfortable environment throughout the year. Externally, the property offers an attractive garden—a perfect space for outdoor enjoyment and leisure. Ample parking solutions are provided with a single garage and off-street parking, further enhanced by a convenient EV charging point, catering to modern needs. Set in a desirable area within Sherburn in Elmet, this home combines peace and accessibility, with all essential amenities, transport options, and community facilities close at hand. This is a rare opportunity to acquire a distinguished family residence, superbly appointed to support a modern lifestyle.

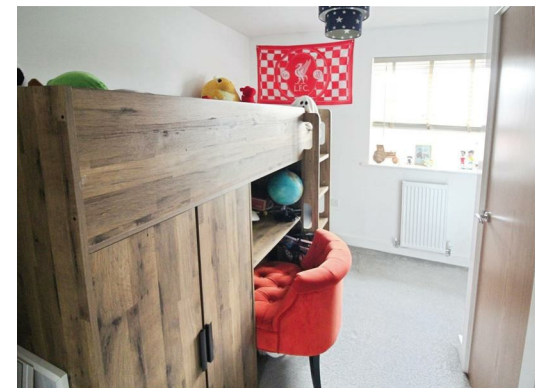
Viewings are highly recommended to appreciate all that this exceptional property has to offer. Contact us today to arrange your visit.







These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested Parties are advised to check availability and make an appointment to view before travelling to see a property.



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