

Mike  
**Dobson**



20 Cotswold Drive  
Garforth, Leeds, LS25 2DB

**£420,000**

# 20 Cotswold Drive

Welcome to this spacious detached house located on Cotswold Drive in the charming area of Garforth, Leeds.

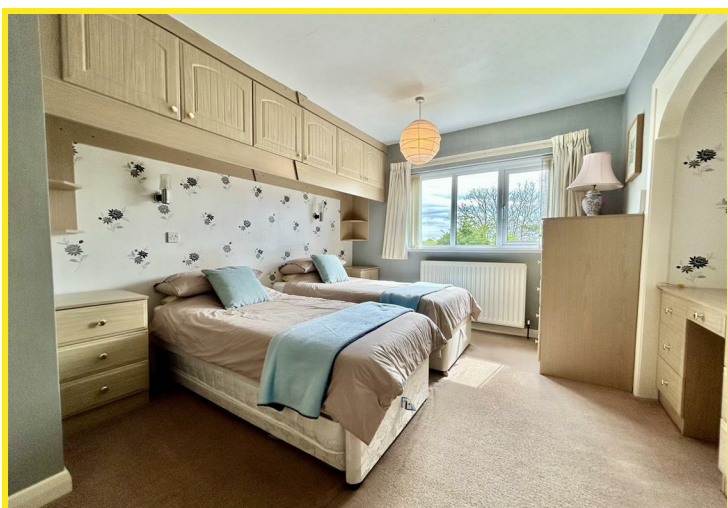
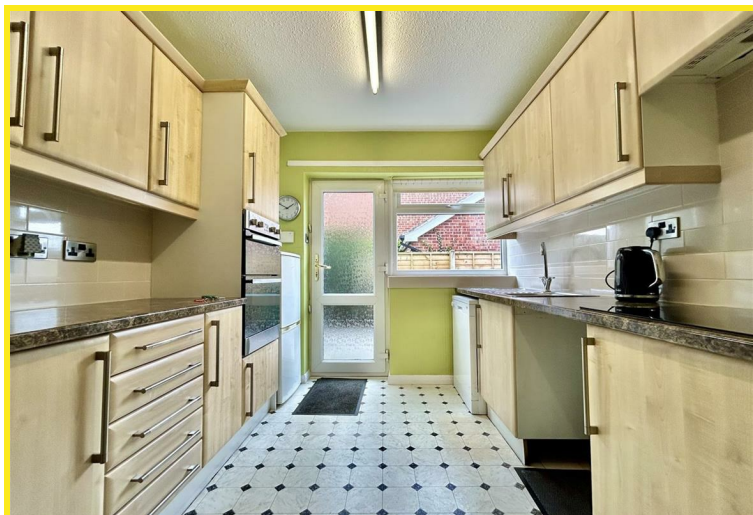
This property boasts two spacious reception rooms, perfect for entertaining guests or simply relaxing with your family. With five bedrooms, there is ample space for a growing family or for those who enjoy having a home office or guest rooms.

The house features two modern bathrooms, ensuring convenience and comfort for all residents. Parking is a breeze with space for two vehicles, making coming home after a long day out a stress-free experience.

Stay warm and cosy during the colder months with gas central heating powered by a combination boiler. The PVCu double glazed windows and doors not only enhance the energy efficiency of the property but also provide a sleek and modern look.

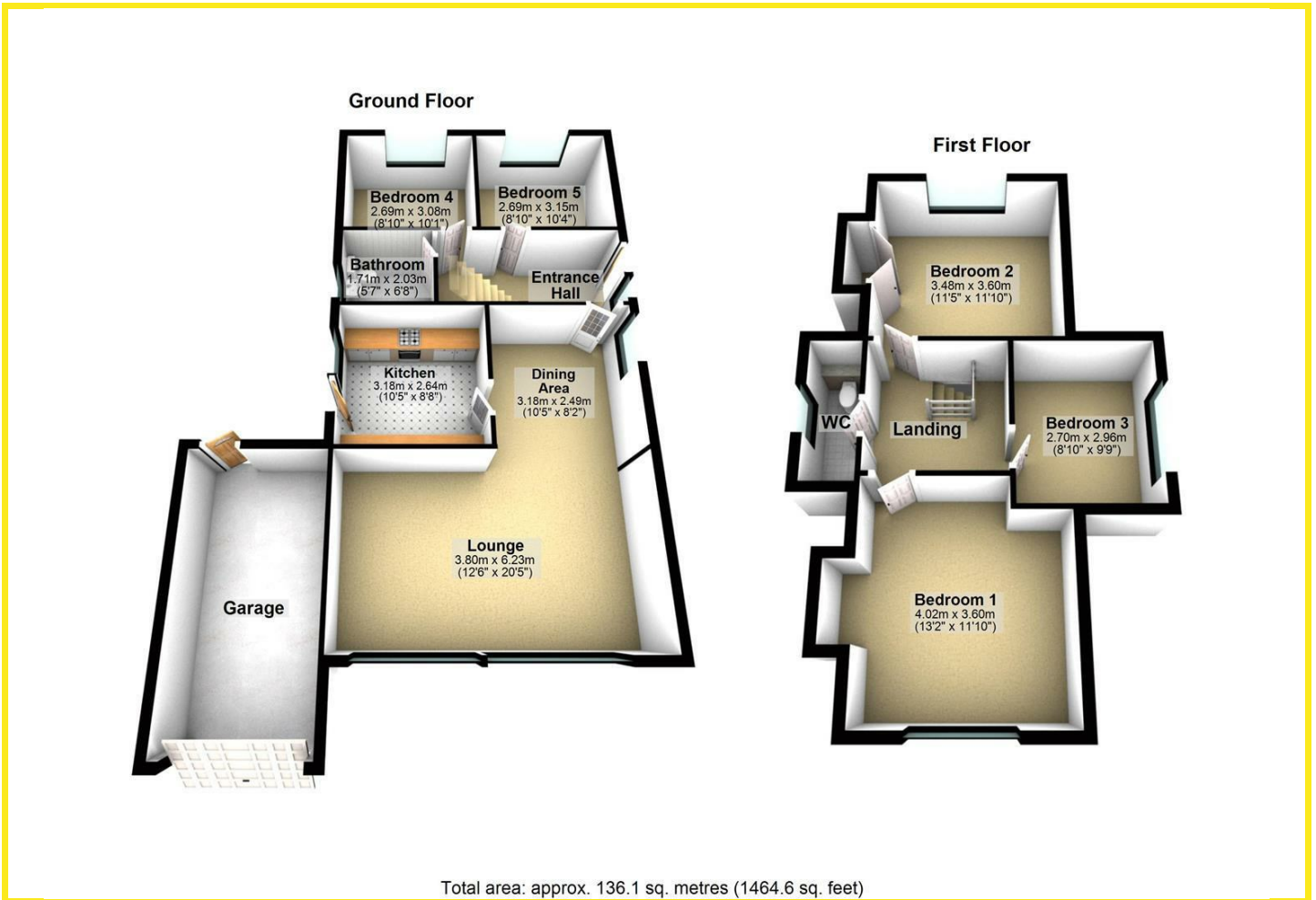
The fitted kitchen is a highlight of this home, complete with a built-in oven, hob, and extractor. Whether you're a seasoned chef or just enjoy cooking for loved ones, this kitchen is sure to inspire culinary creativity.

Don't miss out on the opportunity to make this house your home. Contact us today to arrange a viewing and experience the charm and comfort that this property on Cotswold Drive has to offer.

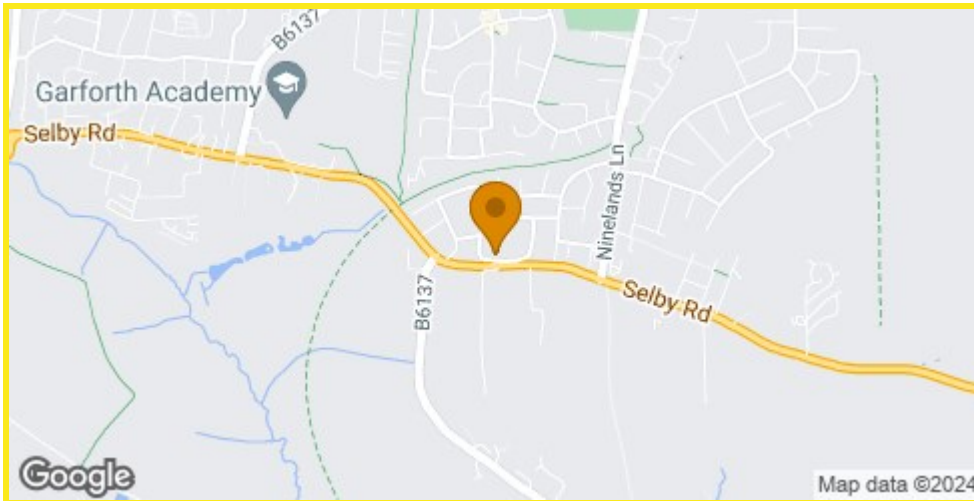




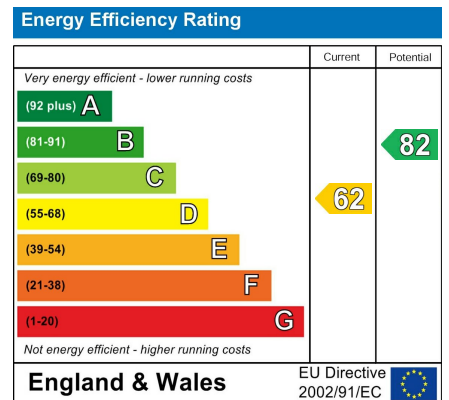
# Floor Plan



## Area Map



## Energy Efficiency Graph



## Directions

From the A63 Leeds/Selby Road turn into Garforth on Ninelands Lane by the Fire Station. Take the first turning left off Ninelands Lane on to Long meadow gate, at the 'T' junction turn right on to Long Meadows, then left on to Arran Drive, Cotswold Drive is then the first turning on the left.

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