

Mike
Dobson



2 St. Josephs Court
Garforth, Leeds, LS25 1QN

£160,000

2 St. Josephs Court

Welcome to St. Josephs Court in the charming area of Garforth, Leeds! This delightful first-floor apartment boasts its own entrance, offering a sense of privacy and independence.

Upon entering, you are greeted by a cosy reception room/kitchen area, perfect for relaxing or entertaining guests. The property features two inviting bedrooms, providing ample space for a small family, guests, or even a home office.

The fitted kitchen is equipped with a four-ring gas hob and an electric oven, making meal preparation a breeze. The three-piece white bathroom suite exudes a clean and modern feel, ideal for unwinding after a long day.

The property also benefits from an allocated parking space, complete with an EV charger, catering to the environmentally conscious and tech-savvy individuals and eliminates the hassle of searching for a spot after a long day.

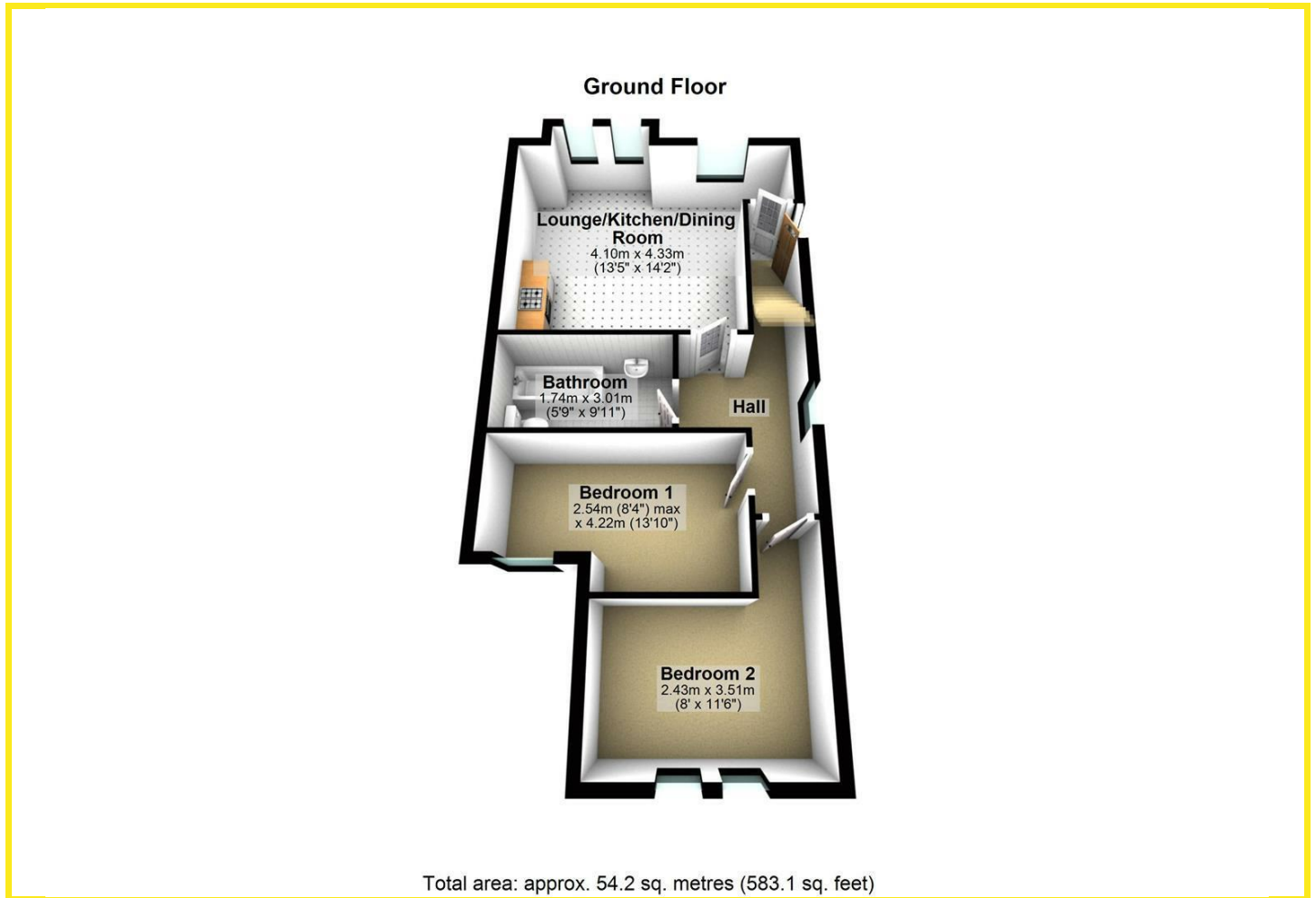
Located in a sought-after area, this property offers a fantastic opportunity for those looking to settle in a vibrant community with easy access to local amenities and transport links. With no onward chain, the path to making this apartment your new home is clear and straightforward.

Don't miss out on the chance to own this wonderful apartment in Garforth. Book a viewing today and envision the possibilities that this property holds for you!





Floor Plan



Area Map



Energy Efficiency Graph

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		73	74
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Directions

From our Garforth office turn left then turn right onto Barleyhill Road. St Josephs Court is your second left and the property can be found on the left hand side.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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