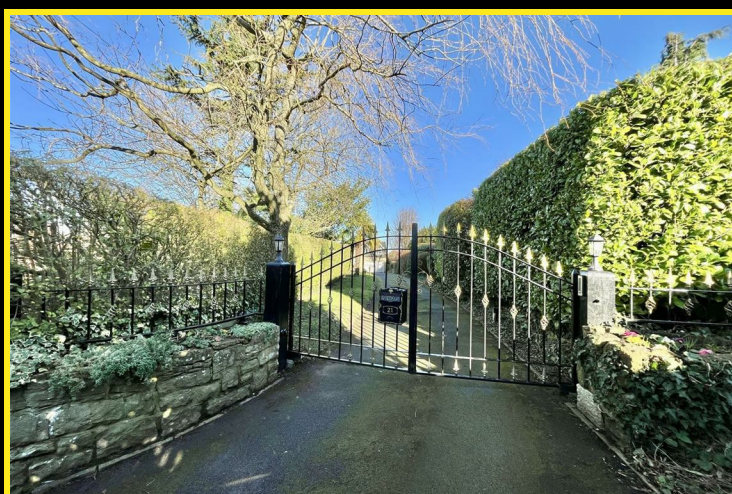


Mike
Dobson



21 Springbank Crescent
Garforth, Leeds, LS25 1DE

£625,000

21 Springbank Crescent

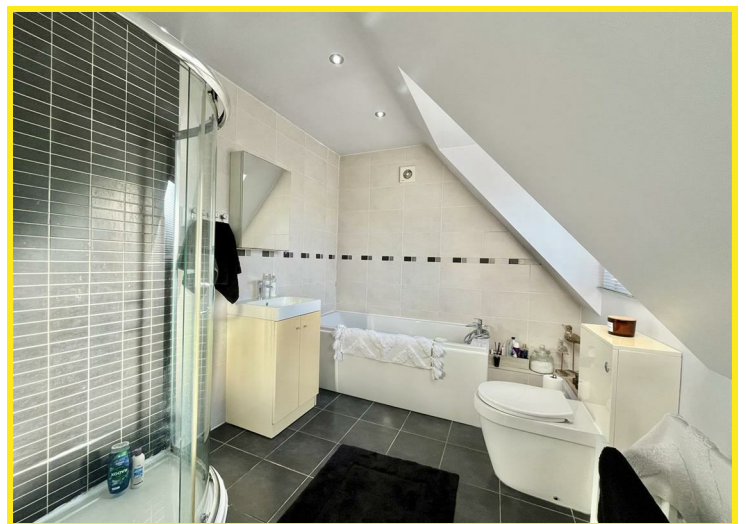
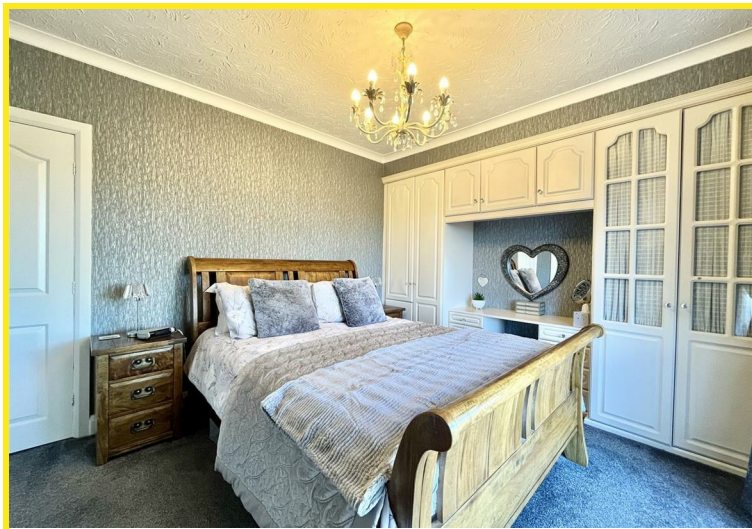
Mike Dobson's are delighted to present to the market a wonderful opportunity to purchase a five double bedroom, three bathroom, large detached family home located in a secluded private generous plot, yet within close proximity to all local amenities in Garforth.

The spacious accommodation comprises dining area, kitchen, lounge, conservatory, inner hallway, bedroom one, en-suite bathroom, bedroom two, bathroom/W.C., first floor landing, bedroom three, bedroom four, bedroom five and bathroom/W.C.

In addition the property has PVCu double glazed windows, composite front and side entrance doors, alarm system, gas fired central heating with the boiler being located in the storage area underneath the house and being serviced in 2025, stunning kitchen which was replaced approximately 8 years ago including range cooker, fridge/freezer, dishwasher, wine fridge, microwave, larder, corner pull out cupboard and bins, fitted wardrobes to all bedrooms, and three bathrooms with them all having separate bathroom and shower cubicles.

Externally, an intercom system will provide access by electric double entrance gates and lead down a long tarmac driveway lined by a laurel hedge. The driveway provides off road parking for multiple vehicles and leads to an attached double garage with electric remote control door. The garage has plumbing for washing machine, space for dryer and door leading to additional room which is ideal for a gym or office if you work from home with the added benefit of a WC. The property is set in extensive gardens to all sides and enjoys open views beyond.

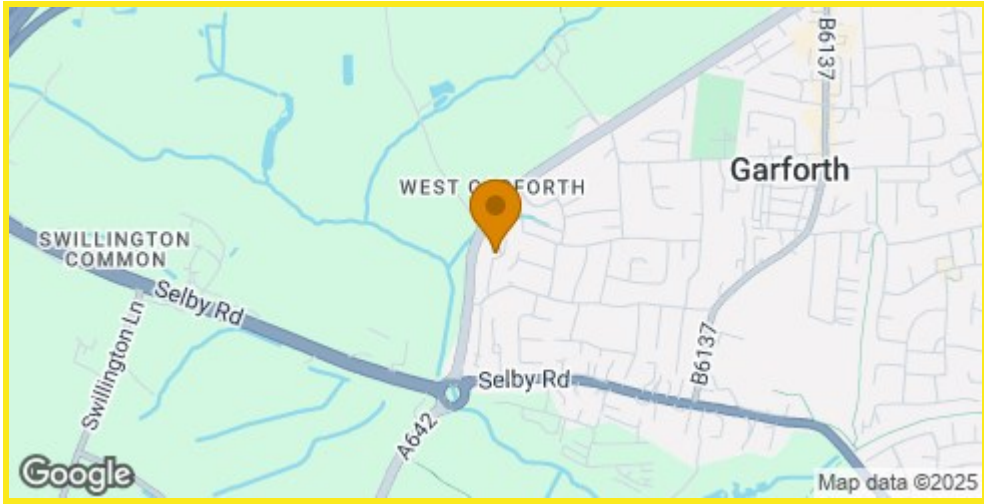




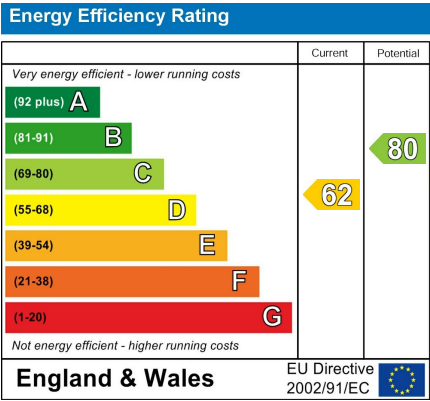
Floor Plan



Area Map



Energy Efficiency Graph



Directions

From the A63 Leeds/Selby road turn on to Wakefield Road in to Garforth at the 'Old George' roundabout and proceed ahead. Take the first turn right on to Ringway and then first left on to Springbank Crescent.

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 firms employment has the authority to make or give any representation or warranty in respect of the property.

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