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16 Mead Grove

Colton, Leeds, LS15 9JS

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Nestled in the charming area of Mead Grove, Colton Leeds, this delightful end town house presents an excellent opportunity for families and professionals alike. The property boasts three well-proportioned bedrooms, the main bedroom having a range of fitted wardrobes, providing ample space for relaxation and rest. The inviting reception room serves as a perfect gathering space, ideal for entertaining guests or enjoying quiet evenings at home.

A separate dining area has French doors leading out onto the rear garden and being open plan to the fitted kitchen which includes a built-in oven, hob, and extractor. A spacious understairs cupboard with power provides additional storage space. There is also a ground floor WC, ensuring convenience for all. The bathroom is equipped with a white suite, complete with bath having electric shower over and a side screen, ensuring both style and functionality.

This residence benefits from new windows and entrance doors, enhancing energy efficiency and security. Gas central heating throughout the property ensures a warm and comfortable environment during the cooler months. There is also new flooring, carpets and blinds throughout.

Outside, the fully enclosed south facing rear garden offers a private retreat, complete with a paved patio seating area and lawn, perfect for outdoor dining or simply enjoying the fresh air. Additionally, the property provides parking for two vehicles, a valuable feature in this sought-after location.

With its blend of modern amenities and a welcoming atmosphere, this end town house in Mead Grove is a wonderful place to call home. Whether you are looking to settle down or invest, this property is sure to meet your needs.





















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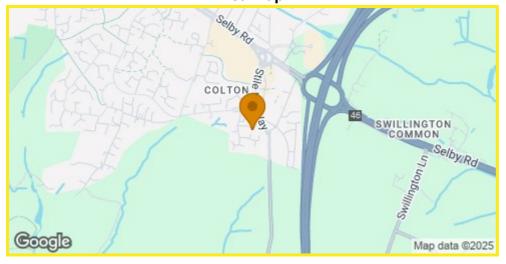
Bedroom
3.47m x 2.60m
(11'5" x 8'6")

Bedroom
3.68m x 2.60m
(12'1" x 8'6")

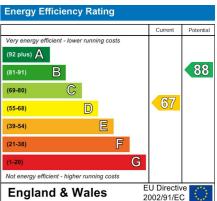
Bathroom
1.89m x 1.86m

Total area: approx. 66.1 sq. metres (711.6 sq. feet)

Area Map



Energy Efficiency Graph



Directions

LS15 9JS

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.