



**Scatcherd Lane, Morley Leeds LS27 9BE**



**welcome to**

## **Scatcherd Lane, Morley Leeds**

**\*\* OPEN HOUSE Sun 18th MAY 10-12pm \*\*** Call to book your time slot. TWO bedroom SEMI DETACHED DORMER BUNGALOW, having GARDENS to both front and rear. The property benefits from a new boiler with 9 years warranty remaining, full re-wire, new gutters and roof work carried out.

### **Kitchen**

8' 2" MAX x 11' 3" ( 2.49m MAX x 3.43m )

Has a fully fitted kitchen with a range of wall and base units with complementary work surfaces over, incorporating a sink, space for a oven, fridge and washing machine, two uPVC double glazed windows to the side and a uPVC double glazed door to the front. Door leading through to the living room.

### **Living Room**

13' 6" x 13' 8" MAX ( 4.11m x 4.17m MAX )

uPVC double glazed window to the front, gas central heating radiator and door leading to the inner hallway.

### **Inner Hallway**

Access to the living room, dining room, kitchen, bedroom two and bathroom, Two storage cupboards.

### **Dining Room**

8' 1" x 11' 2" ( 2.46m x 3.40m )

Aluminium door to the rear, gas central heating radiator, stairs leading to the first floor landing.

### **Bathroom**

A wet room having a electric shower, low level flush WC, wash hand basin, uPVC double glazed window to the side.

### **Bedroom Two**

11' 2" x 11' 1" ( 3.40m x 3.38m )

uPVC double glazed window to the rear, gas central heating radiator, fitted wardrobes.

### **First Floor Landing**

uPVC double glazed window to the side, storage space and gas central heating boiler. Access into bedroom one.

### **Bedroom One**

10' 5" x 16' 4" ( 3.17m x 4.98m )

uPVC double glazed window to the rear, fitted wardrobes.

### **Exterior**

Pathway leading to the front door, garden to the front and access to the rear garden which is part lawned with fence and hedge boundaries.





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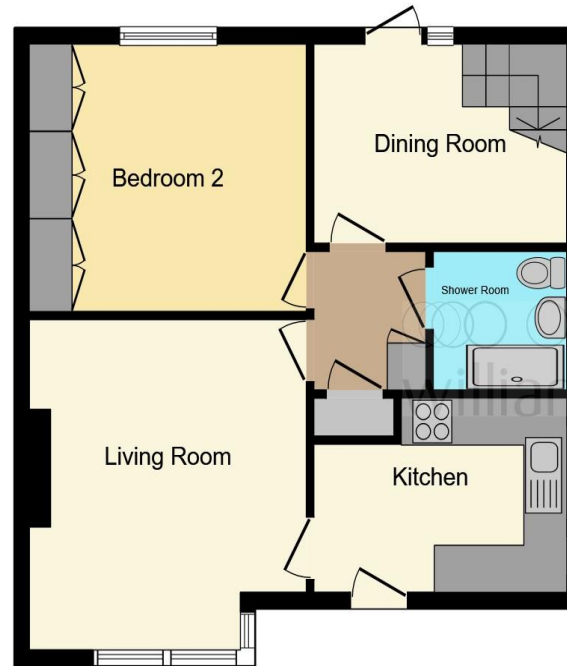
## Scatcherd Lane, Morley Leeds

- OPEN HOUSE Sun 18th MAY 10-12pm
- Sought after area of Morley
- Recently installed boiler with 9 years warranty remaining
- Two reception rooms
- Gardens to front and rear

Tenure: Freehold EPC Rating: E

Council Tax Band: C

**£220,000**



**Ground Floor**



**First Floor**

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

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 **william h brown**



**0113 253 7100**



[morley@williamhbrown.co.uk](mailto:morley@williamhbrown.co.uk)



80 Queen Street, Morley, LEEDS, West  
Yorkshire, LS27 9BP



**[williamhbrown.co.uk](http://williamhbrown.co.uk)**