



Chestnut Grove, Calverley Pudsey LS28 5TN

welcome to

Chestnut Grove, Calverley Pudsey

GUIDE PRICE £325,000 - £335,000 - William H Brown are pleased to present this Four bedroom DETACHED FAMILY HOME in the HEART of the desirable 'CALVERLEY VILLAGE' close to schools, parks and amenities. This property boasts from CONSERVATORY, wrap around gardens, DRIVEWAY & partial countryside views.



Chestnut Grove Entrance Hall

Front entrance door leading to a most welcoming entrance hall, being carpeted, having under stairs storage and central heating radiator.

Downstairs Wc

Guest WC with low flush WC and wash hand basin, double glazed window.

Lounge

17' 9" x 12' 5" (5.41m x 3.78m)

A great sized family living room with double glazed windows with country side views, being carpeted and having a central heating radiator.

Kitchen Diner

18' 1" x 10' 1" (5.51m x 3.07m)

With wall hung, drawer and base units and complimentary worktop surfaces over, sink, induction hob and fan oven, plumbing for washer, integrated fridge freezer, useful cupboard space. Being part tiled and part laminate flooring, room for table and chairs, central heating radiator double glazed window and patio door.

Conservatory

9' 5" x 9' 2" (2.87m x 2.79m)

A lovely area for enjoying the outside indoors and spending family time, with double glazed windows, laminate flooring. Overlooking the garden.

Landing

Staircase leading to the first floor and access to the fully boarded loft with a drop down ladder. Being carpeted and having a double glazed window and airing cupboard.

Bedroom 1

12' 3" x 9' 9" (3.73m x 2.97m)

Double room with lovely countryside views, with double glazed windows, fitted wardrobes, central heating radiator and being carpeted.

Shower Room

5' 9" x 5' 4" (1.75m x 1.63m)

Modern shower room comprising of corner shower unit, vanity sink unit, low level WC, fully tiled walls and tiled flooring, frosted double glazed window, panelled ceiling.

Bedroom 2

9' 9" x 9' 2" (2.97m x 2.79m)

With fitted wardrobes, fitted dressing table plus an extra fitted wardrobe, double glazed windows, central heating radiator, laminate floor.

Bedroom 3

9' 9" x 6' 8" (2.97m x 2.03m)

A good sized third bedroom being carpeted, with double glazed windows and having fitted wardrobes.

Bedroom 4

8' 4" x 5' 9" (2.54m x 1.75m)

Being carpeted, and having a central heating radiator and double glazed windows with countryside outlook.

Outside Area

With wrap around style lawned areas and patio perfect for enjoying the summer months with established shrubs.

Long driveway for multiple cars.

Garage having power.

Agents Note

Private Road: Homeowners responsibility to (No 1-10)

Maintain the road area / areas



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Chestnut Grove, Calverley Pudsey

- GUIDE PRICE £325,000 - £335,000
- FOUR BEDROOM DETACHED FAMILY HOME
- DESIRABLE CALVERLEY VILLAGE LOCATION
- LARGE CORNER PLOT, GREAT OUTDOOR SPACE
- DOWNSTAIRS WC PLUS MODERN BATHROOM

Tenure: Freehold EPC Rating: C

guide price

£325,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
PDY114339 - 0012

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