



Arthur Street, Stanningley Pudsey LS28 6JY

welcome to

Arthur Street, Stanningley Pudsey

Two bedroom semi detached property is near Farsley's vibrant amenities, including cafes, shops and transport links making it a fantastic location for convenience and community living.. Don't miss out - book your viewing today.



Property Information

Nestled in a cul-de-sac, this beautifully modernised two-bedroom semi-detached home offers the perfect blend of contemporary style and practicality. With a driveway and garage, this property is ideal for professionals, first time buyers, or those looking to downsize without compromising on space. Modernised throughout and ready to move into. Spacious living area light filled and inviting. contemporary kitchen, modern bathroom and two well proportioned bedrooms. Driveway and garage.

Lounge

14' 9" max x 13' 3" max (4.50m max x 4.04m max)

Understairs storage and plumbing for washer, carpet, double glazed window to the front elevation, central heating radiator.

Kitchen Diner

13' 2" max x 8' 1" max (4.01m max x 2.46m max)

The modern kitchen was fitted in 2018 with Miele appliances including hob, extractor fan, electric oven, integrated dishwasher and plate warming drawer. Double glazed window to the rear, and waste disposal, central heating radiator. The Ideal boiler was fitted in 2021 and has been serviced every year since, space for table and chairs, laminate flooring, downlighter.

Landing

Staircase to first floor, carpet, access to the part boarded loft.

Bedroom 1

11' 5" max x 9' 5" max (3.48m max x 2.87m max)

Double bedroom with double glazed window to the front elevation, built in wardrobe to the alcove with hanging rails, carpet and central heating radiator.

Bedroom 2

11' 5" max x 6' 6" max (3.48m max x 1.98m max)

Double bedroom with double glazed window to the rear elevation, carpet and central heating radiator.

Bathroom

8' 1" max x 6' 4" max (2.46m max x 1.93m max)

Modern bathroom suite comprising of bath with separate shower, vanity sink unit, low flush WC, frosted glazed window, vinyl floor, tiled walls.

External

Porch to the rear door. South East facing. Private lawned low maintenance rear garden. Patio and decking to the side. Large driveway for 2 cars and separate garage with power, useful shed. There is an outdoor cupboard near the front door.



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- Boiler services each year for efficiency
- Off street parking and garage
- Cul-de-sac location
- Private Garden with decking and shed
- Modern bathroom with bath and shower cubicle

Tenure: Freehold EPC Rating: C

£230,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
PDY115358 - 0003

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