



Station Mount, Leeds LS13 3QE

welcome to

Station Mount, Leeds

This two-bedroom end-terrace on Station Mount offers bright, modern living. A spacious lounge, well-equipped kitchen with cellar access, and two airy bedrooms provide comfort and convenience. The bathroom features a walk-in shower, while the gated front garden adds to the appeal.



Property Information

This two-bedroom end-terraced home on Station Mount offers a comfortable living space. The bright and spacious lounge features modern flooring and large windows, creating a welcoming atmosphere. The well-equipped kitchen provides convenient access to the cellar, which offers valuable storage space. Upstairs, two generously sized bedrooms provide ample storage and natural light. The contemporary bathroom boasts a walk-in shower. Outside, the well-maintained front garden, complete with decking and astroturf, adds to the home's appeal, creating an inviting outdoor space. Additionally, the property benefits from a newly installed roof, ensuring durability and peace of mind.

Ground Floor

Lounge

14' 4" max x 13' 3" max (4.37m max x 4.04m max)

The lounge is a bright and inviting space featuring a gas fire, laminate flooring, a large double-glazed front window for natural light, and convenient access to the stairs leading to the first floor.

Kitchen

11' 5" max x 5' 9" max (3.48m max x 1.75m max)

The kitchen is a functional space featuring granite worktops, an integrated electric cooker and oven with an extractor fan, a double-glazed front window for natural light, a radiator for year-round comfort, and convenient access to the cellar.

Cellar

The cellar is a practical space equipped with electricity and plumbing for a dryer, offering convenient utility options.

First Floor

Bedroom One

14' 3" max x 10' 7" max (4.34m max x 3.23m max)

Bedroom One is a comfortable space featuring a double-glazed front window for natural light, cozy carpeting, and built-in storage for added convenience.

Bathroom

8' 4" max x 6' 6" max (2.54m max x 1.98m max)

The bathroom is a modern and well-appointed space featuring a walk-in shower, a frosted double-glazed front window for privacy, an extractor fan, a low-flush WC, a heated towel rail for added comfort, and stylish spotlights.

Second Floor

Bedroom Two

19' x 10' 6" (5.79m x 3.20m)

Bedroom Two is a bright and modern space featuring double-glazed windows on the front and side elevations, providing ample natural light. It boasts convenient eaves storage, a fresh new carpet for added comfort, and stylish glass balustrades for a contemporary touch.

External

Front Garden

The front garden is a well-maintained outdoor space featuring stylish decking, durable astroturf for easy upkeep, a convenient outside tap, and secure gated access.



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welcome to

Station Mount, Leeds

- 2 Bedrooms
- End-terraced
- Easy to maintain garden
- Walk-in shower
- Spacious accommodation

Tenure: Freehold EPC Rating: C
Council Tax Band: A

£160,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
PDY115700 - 0002

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



william h brown



0113 257 2014



Pudsey@williamhbrown.co.uk



4-6 Church Lane, PUDSEY, West Yorkshire,
LS28 7BD



williamhbrown.co.uk