









welcome to

Fairfield Mews, LEEDS

This mid-terraced home features two bedrooms, a modern kitchen, private rear garden, and off-street parking. Ideal for first-time buyers or small families—early viewing is a must!

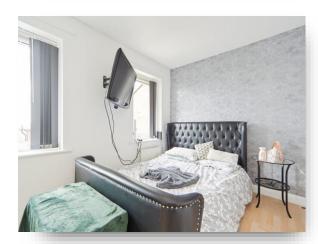












Property Information

Nestled on Fairfield Mews, this mid-terraced home offers an ideal blend of comfort and practicality. Boasting two well-proportioned bedrooms and a modern kitchen, the property is perfect for first-time buyers or small families. A private rear garden provides an inviting space for outdoor enjoyment, while the driveway ensures convenient off-street parking. With its desirable location and thoughtful features throughout, early viewing is highly recommended to fully appreciate all that this delightful home has to offer.

Entrance Hall

The entrance hall is fitted with laminate flooring and features a staircase leading to the first floor.

Lounge

15' 3" max x 15' max (4.65m max x 4.57m max) The lounge features laminate flooring, French doors opening onto the rear garden, and a convenient storage area.

Kitchen

16' 9" max x 10' 4" max (5.11m max x 3.15m max) The kitchen is equipped with a double-glazed window to the front, lino flooring, an extractor fan, and a gas hob with oven.

W C

The WC features a frosted double-glazed window to the front, a radiator, a wash basin, and a wc.

Landing

The landing is carpeted and offers a useful storage area.

Bedroom One

15' 7" max x 8' 8" max (4.75m max x 2.64m max) Bedroom One offers built-in storage, laminate flooring, a radiator for year-round comfort, and a double-glazed window facing the front of the property.

Bedroom Two

15' max x 7' 6" max (4.57m max x 2.29m max) Bedroom Two features laminate flooring, a doublesized layout, and a double-glazed window overlooking the rear of the property.

Bathroom

8' 2" max x 7' 2" max (2.49m max x 2.18m max) The bathroom includes a bath with shower over, a WC, a wash basin, a frosted double-glazed window to the rear, and practical vinyl flooring.

Rear Garden

The rear garden boasts a tiered layout with a well-maintained lawn, a patio area perfect for outdoor dining, and a raised decking space ideal for relaxing or entertaining.

Front Garden

The front garden features a dropped kerb and a driveway, providing convenient off-street parking.





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Fairfield Mews, LEEDS

- 2 bedrooms
- Modern kitchen
- Rear garden
- Driveway
- Viewing advised

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

offers over

£140,000









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