



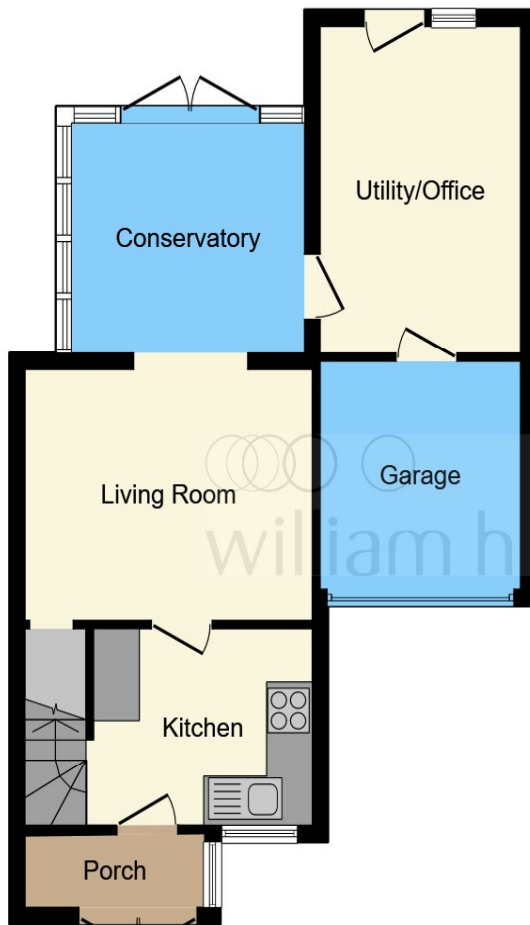
Rosewood Court, Rothwell Leeds LS26 0XG

welcome to

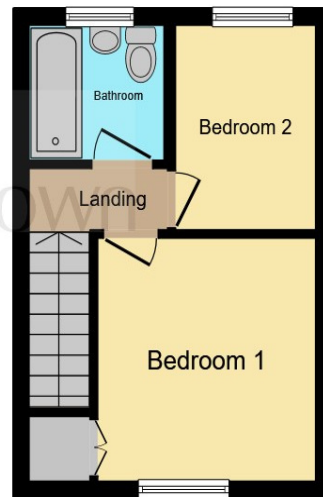
Rosewood Court, Rothwell Leeds

This Two-bedroom Semi-detached home is located in a popular and highly regarded area of Rothwell. Superbly Situated close to Leeds and Wakefield. The property would ideally suit a first-time buyer or those wishing to downsize a real manageable home which has been well presented!





Ground Floor



First Floor

Entrance Hallway

6' 10" max x 2' 10" max (2.08m max x 0.86m max)

Kitchen

12' 7" max x 8' 8" max (3.84m max x 2.64m max)

Living Room

12' 4" max x 10' 2" max (3.76m max x 3.10m max)

Reception Two/ Playroom

12' 10" max x 8' 6" max (3.91m max x 2.59m max)

Conservatory

10' 11" max x 9' 4" max (3.33m max x 2.84m max)

First Floor Landing

Bedroom One

9' 10" max x 9' 10" max (3.00m max x 3.00m max)

Bedroom Two

8' max x 6' 3" max (2.44m max x 1.91m max)

Storage Area

8' 8" max x 9' 7" (2.64m max x 2.92m)

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

welcome to

Rosewood Court, Rothwell Leeds

- Two Bedroom Semi
- Open To Offers
- Ample reception space
- Generous Off-Road Parking
- Highly regarded Residential AREA

Tenure: Freehold EPC Rating: D

offers in the region of

£210,000



view this property online [williamhbrown.co.uk/Property/WAK125469](https://www.williamhbrown.co.uk/Property/WAK125469)



Property Ref:
WAK125469 - 0005

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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.

Please note the marker reflects the
postcode not the actual property



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