



West End Terrace, Guiseley Leeds LS20 8LX

welcome to

West End Terrace, Guiseley Leeds

A one double bedroom end terrace back to back house benefiting from a LARGE LOFT ROOM. This is a great property for FIRST TIME BUYERS looking to get on the property ladder and would equally suit someone looking to downsize.



Lounge

13' 3" x 12' 11" (4.04m x 3.94m)

A good size lounge having a wood burner set into an exposed brick fireplace which is the real focal point of this room. There is an open doorway into the kitchen, wood flooring, radiator, a door to the stairs and a uPVC double glazed window to the front.

Kitchen

13' x 6' 10" (3.96m x 2.08m)

The kitchen is semi open from the lounge and has a bespoke and unique feel to it with the vendors making good use of the space. The work surfaces have useful storage beneath and incorporate a sink and drainer. There are spaces for a full height fridge freezer, washing machine, dishwasher and a free standing oven. To one end there is an exposed feature brick wall and there is a uPVC double glazed window to the front.

Landing

The stairs rise from the lounge onto the carpeted landing with doors to a double bedroom, shower room and access to the loft room via a pull down ladder.

Bedroom

13' 2" x 13' (4.01m x 3.96m)

A good size double bedroom which has a feature fireplace, space for free standing furniture, carpet flooring, radiator and a uPVC double glazed window to the front. The boiler is housed in here.

Shower Room

The shower room is part tiled and comprises of a wc, wash hand basin set into a vanity unit, a large shower cubicle which has jets, steam feature, bluetooth etc, vinyl flooring, radiator, extractor fan and a uPVC double glazed window to the front.

Loft Room

20' 7" x 8' 5" Limited headheight (6.27m x 2.57m Limited headheight)

The loft room is accessed via a pull down ladder on the landing. This is a great storage space with carpet

flooring, radiator, exposed wooden beams and two skylights letting natural light in.

Outside

To the front there is a small garden and beyond is a paved area which has space for private parking.



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West End Terrace, Guiseley Leeds

- One Double Bedroom End Terrace Back To Back House
- Large Loft Room
- Open Plan Lounge/Kitchen
- Front Garden
- Great Starter Home

Tenure: Freehold EPC Rating: D

offers over

£160,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
YEA106326 - 0010

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