



Queen Street, Rawdon Leeds LS19 6BG

welcome to

Queen Street, Rawdon Leeds

Viewing is highly advised!!! A four double bedroom semi detached house, really well presented throughout with spacious and versatile living accommodation arranged over three floors. The property is in a desirable area of Rawdon on a no through road and would be ideal for a growing family.



Entrance Porch

Enter from the front into the porch, a great space for boots and shoes with a tiled floor, radiator and a wooden double glazed window to the side.

Guest Wc

Always useful to have in a family home with a wc, wall mounted wash hand basin, tiled floor, chrome heated towel rail and a wooden double glazed window to the side.

Lounge

16' 7" x 10' (5.05m x 3.05m)

A spacious room having a gas fire with marble fireplace surround, wood flooring, radiator and a wooden double glazed window to the front.

Kitchen/Diner

18' 6" Max x 13' 7" (5.64m Max x 4.14m)

A spacious kitchen/diner offering a range of wall and base units with worksurfaces incorporating a sink, drainer and gas hob with extractor hood above and a tiled splashback. Integrated appliances include an electric oven, dishwasher and there are spaces for a washing machine, dryer and fridge freezer. There is a stone floor, wooden double glazed window and patio doors to the rear leading out to the garden.

Landing

The stairs rise from the hallway onto the landing with a wooden double glazed window, large storage cupboard, doors to three bedrooms and bathroom.

Bedroom One

11' 5" x 10' 7" (3.48m x 3.23m)

A double bedroom positioned to the front elevation with carpet flooring, radiator and a wooden double glazed window. There is also access to en suite facilities.

En Suite

Part tiled and fitted with a three piece suite comprising of a shower cubicle, wash hand basin, wc and a wooden double glazed window to the side.

Bedroom Two

15' x 6' 8" (4.57m x 2.03m)

A double bedroom positioned to the front elevation with wood flooring, radiator and a wooden double glazed window.

Bedroom Three

12' 9" x 8' 8" (3.89m x 2.64m)

A double bedroom positioned to the rear elevation with fitted wardrobes, wood flooring, radiator and a wooden double glazed window.

Bathroom

A larger than average bathroom with half tiled walls and fitted with a five piece suite comprising of a bath with central mixer tap, wc, two pedestal wash hand basins, a fully tiled shower cubicle, extractor fan, radiator and a wooden double glazed window to the rear.

Second Floor

Bedroom Four

25' 4" Max x 18' 6" Max (7.72m Max x 5.64m Max)

A spacious and versatile double bedroom with carpet flooring, radiator, under eaves storage and two wooden double glazed skylights to the rear.

Outside

To the front of the property there is a large block paved driveway providing off street parking and a shared lawn to the side. To the rear there is a well maintained garden having two paved seating areas with lawn in between with fence and flowerbed borders. The property also benefits from having an EV charging point.

Garage

A single garage with wooden doors, lighting, fuse board, boiler and water tap.



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Queen Street, Rawdon Leeds

- Semi detached Family House
- Four Double Bedrooms
- En Suite Facilities
- Large Driveway & EV Charging Point
- Private Rear Garden

Tenure: Freehold EPC Rating: C

£425,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
YEA106144 - 0007

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