



Borrowdale Croft, Yeadon Leeds LS19 7FN

welcome to

Borrowdale Croft, Yeadon Leeds

Offered with NO ONWARD CHAIN. Offering ready to move into accommodation, nicely presented throughout with well proportioned rooms. A two bedroom semi detached bungalow In a popular residential cul-de-sac, the property benefits from a private rear garden and off street parking.



Yeadon

Yeadon is a small town approx 8 miles from Leeds City Centre. Yeadon High Street has a wide range of amenities, bars, cafes, restaurants and two supermarkets. There are regular buses which service Leeds, Bradford and surrounding areas, ideal for commuters. Yeadon also boasts Yeadon Tarn which provides pleasant walks around, green space and a children's play park. Yeadon Town Hall built in the 1880's is a beautiful Grade II listed building and hosts numerous shows and concerts throughout the year and also boasts the lovely stage door café and licensed bar.

Entrance Hall

Enter from the front into the hallway with access into the lounge.

Lounge

18' 9" Into bay x 12' Max (5.71m Into bay x 3.66m Max)
A spacious, bright and airy room having a gas fireplace and a large bay window allowing a good amount of natural light to flow through.

Kitchen

10' 6" Max x 6' 10" Max (3.20m Max x 2.08m Max)
The kitchen offers a range of wall and base units with worksurfaces incorporating a sink, drainer and gas hob with extractor fan above and a tiled splashback. There is an integrated oven and spaces for further appliances.

Bedroom One

12' 11" Max x 8' 10" Max (3.94m Max x 2.69m Max)
A good size double bedroom with a range of fitted wardrobes and drawers and a window overlooking the garden.

Bedroom Two

9' 1" Max x 8' 6" Max (2.77m Max x 2.59m Max)
A spacious room with fitted wardrobes, storage cupboard housing the boiler and fully glazed sliding doors leading out to the garden.

Bathroom

Fully tiled and fitted with a three piece suit comprising of a bath with shower over, wc, wash hand basin with storage below and a chrome heated towel rail.

Outside

To the front of the property there is a lawned area and a driveway to the side provides off street parking. To the rear there is a private low maintenance tiered garden with astro turf, paved seating area and raised planters. Tucked away beyond the hedges there is a spacious decked seating area, perfect for al fresco dining in the warmer months.

Agents Note

The sale of this property is subject to grant of probate. Please seek an update from the branch with regards to the potential timeframes involved.



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welcome to

Borrowdale Croft, Yeadon Leeds

- NO ONWARD CHAIN
- Two Bedroom Semi Detached Bungalow
- Popular Residential Area
- Ready To Move Into Accommodation
- Private Rear Garden

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

£237,500



Please note the marker reflects the
postcode not the actual property

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Property Ref:
YEA106886 - 0005

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