



Stoneacre
Properties



Sandringham Crescent

Leeds, LS17 8DE

£145,000



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Entrance

Entering the property you are welcomed in to the hallway which offers access throughout the apartment including to two spacious storage cupboards.

Lounge

Spacious formal lounge, recently redecorated, is laid to carpet and offers space for a formal seating area, as well as a dining space. Large double glazed window to the front elevation of the property.

Kitchen

Modern kitchen made up of wall and base units with built in integrated electric oven, gas hob with extractor above, sink with drainer and space for fridge/freezer, as well as washing machine. Rear door leads out to the communal grounds. Double glazed window overlooking the communal grounds.

Main Bedroom

Double bedroom laid to carpet with space for wardrobes, and additional bedroom furniture including drawers and desk/dressing table. Double glazed window overlooks the communal grounds to the front of the apartment.

Second Bedroom

Second double bedroom again laid to carpet with space for freestanding wardrobes, and double glazed window.

Bathroom

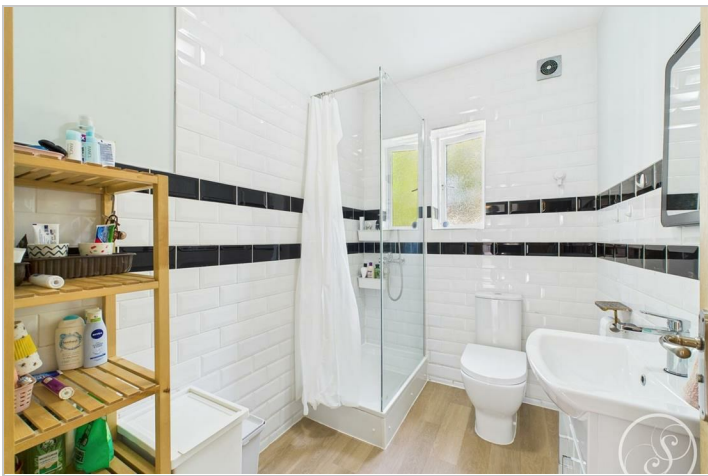
3-piece suite with newly installed shower, toilet and sink. Double glazed window.

External

Well maintained communal grounds to front and rear. Patio area to rear of the property.

Lease

We are advised by the vendor that the property is leasehold with 166 years remaining. We are also advised that the current service charge is approximately £376 per annum and the ground rent is approximately £10 per annum. A buyer is advised to obtain verification from their solicitor or legal advisor.



Road Map



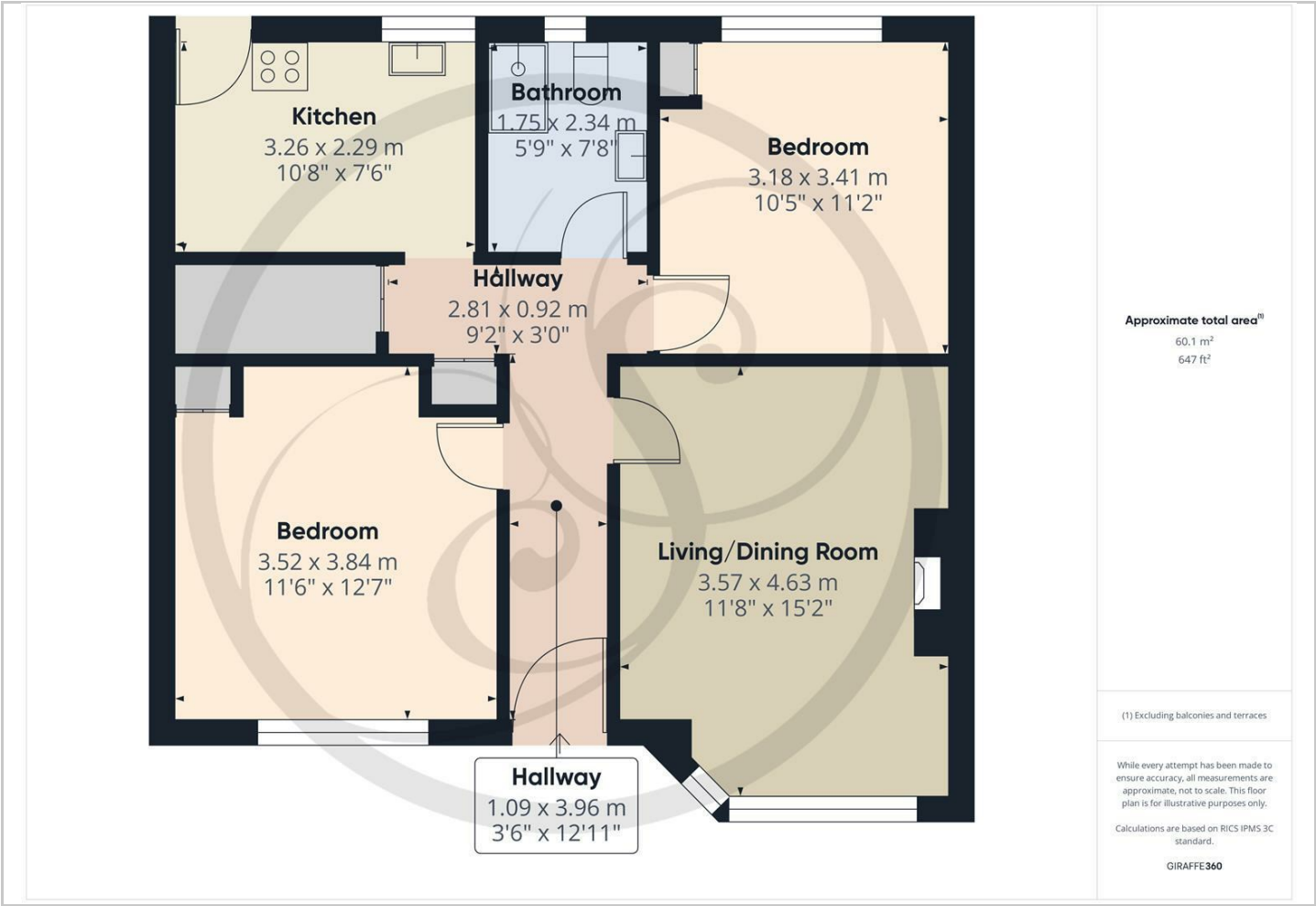
Hybrid Map



Terrain Map



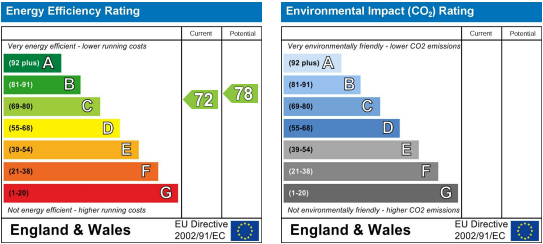
Floor Plan



Viewing

Please contact our Chapel Allerton Sales Office on 0113 237 0999 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.