



Stoneacre
Properties



Oakdene Way

Leeds, LS17 8XR

£1,695 Per Calendar Month



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Entrance

Entering the property you are welcomed into the entrance hallway which offers access to the lounge.

Lounge

Spacious formal lounge is laid to carpet and offers ample space for seating and is complete with gas fire. Internal double wood and glass doors lead through to the extended dining/living space.

Dining/Living Space

A second large reception room offers great versatility with the potential for multiple uses, as a dining room, playroom, office space. Direct access is offered to the kitchen and French doors lead out to the rear garden. Access is also offered to the w/c.

With the existing single storey extension to the rear which has vastly increased the living space, there is huge potential to create a wonderful open plan kitchen/living/diner to the rear of the property, whilst still retaining a separate formal lounge.

w/c

Comprising toilet and sink.

Kitchen

Modern kitchen is made up of shaker style wall and base units and includes integrated double oven, gas hob with extractor above, dishwasher, as well as space for integrated fridge/freezer, washing machine and tumble dryer. The kitchen is finished with a subway tile backsplash, and offers plenty of cupboard space. French doors lead out to the rear garden.

Bedroom 1

Large double bedroom laid to carpet with fitted wardrobes, overlooks the rear garden.

Bedroom 2

Second double bedroom laid to carpet with fitted wardrobes.

Bedroom 3

Third single bedroom also ideal for a home office if needed.

Bathroom

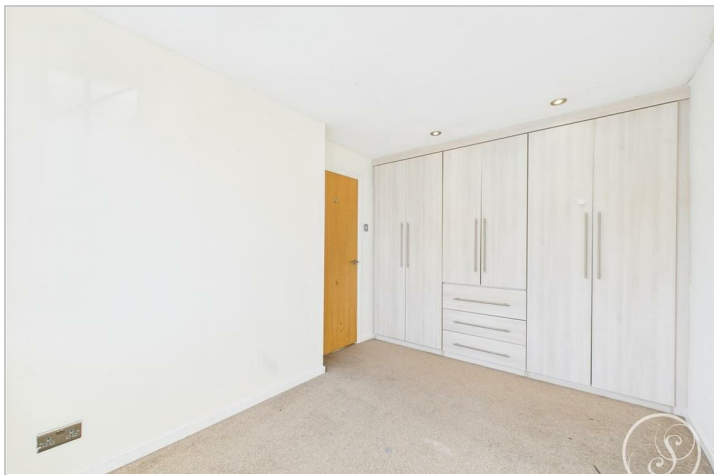
Comprising shower over bath, toilet and sink.

External

To the front of the property is a generous sized block paved driveway that runs down the side of the property. Black metal gates secure the rear garden. There is a front garden laid to lawn. To the rear of the property is a low maintenance block paved garden that is very generous in size with a decked area to the rear of the garden. Access is offered to the converted garage which makes for a wonderful summer room, or alternatively an office space or annexe for guests.

Converted Garage

Converted by the current owners this versatile space comprises a living room which has many possible uses and a shower room to the rear with walk in shower, toilet and sink. The main living room boasts French doors to the side and 3-pane bifold doors to the front. The building has its own fuse box as well as two electric panel radiators.



Road Map



Hybrid Map



Terrain Map



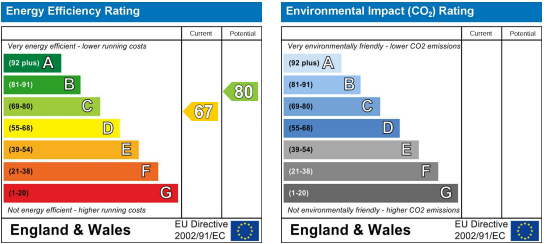
Floor Plan



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



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