



Stoneacre
Properties



West Hill Avenue

Leeds, LS7 3RS

£155,000



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Entrance

The block benefits from a newly installed communal entrance with new front door and intercom system. Entering through the communal entrance a few stairs lead up to the apartment door. Upon entering the apartment you are welcomed into the entrance hallway which offers access throughout the property. The hallway boasts two spacious storage cupboards.

Lounge

Spacious lounge with dual aspect windows floods the room with natural light.

Kitchen

Generous sized kitchen is made up of wall and base units, offers plenty of storage space as well as space for fridge/freezer, plumbing for washing machine.

Bedroom 1

Double bedroom with fitted wardrobes and dressing table.

Bedroom 2

Second bedroom.

Bathroom

Modern tiled bathroom with walk in shower, toilet and sink.

External

Well maintained communal gardens, parking on a first come first serve basis, and there are garages which can be rented (subject to availability).

Lease

We are advised by the vendor that the property is leasehold with a term of approximately 956 years remaining. The current service charge is approximately £1980 per annum and includes the ground rent. A buyer is advised to obtain verification from their solicitor or legal advisor.



Road Map



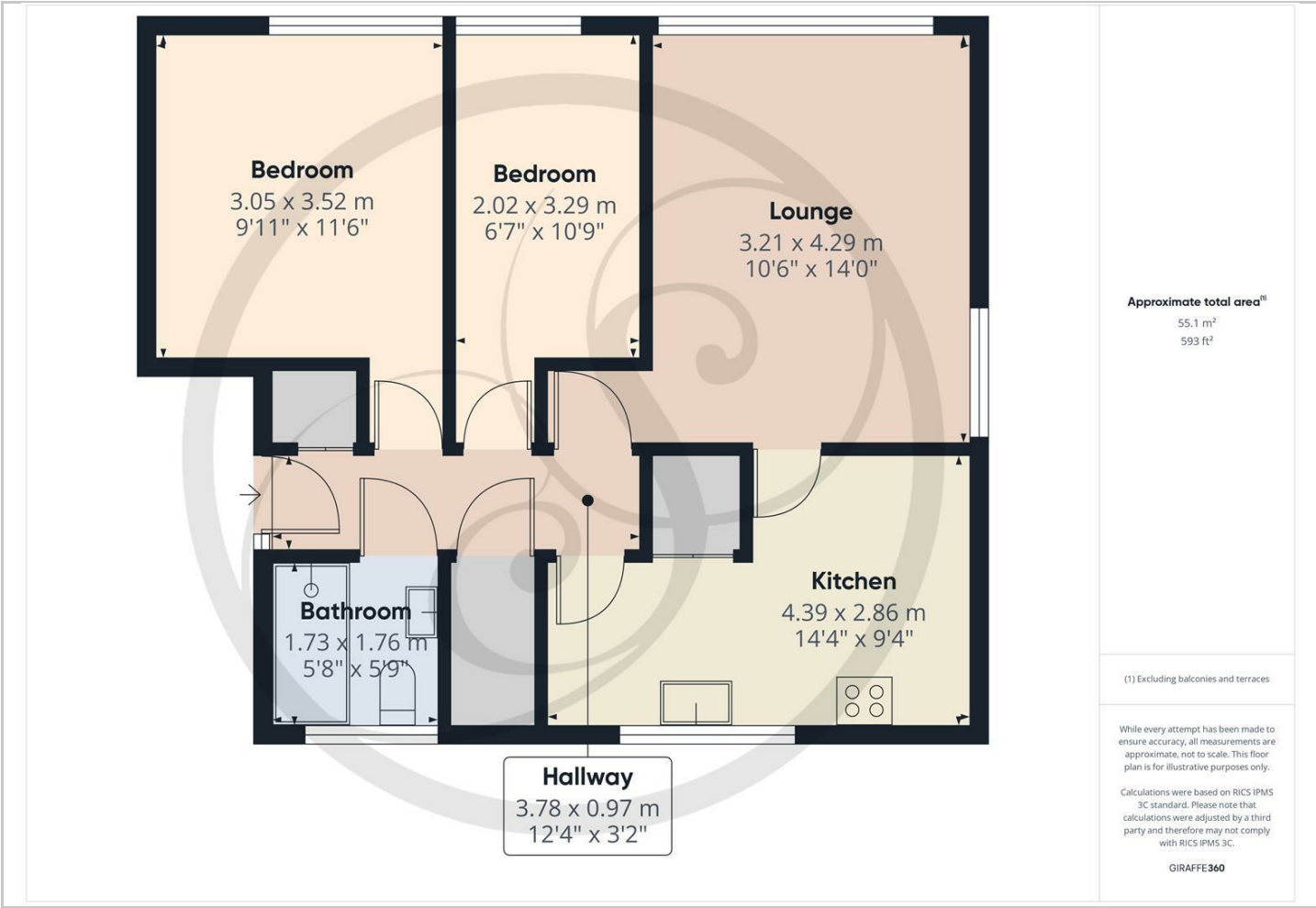
Hybrid Map



Terrain Map



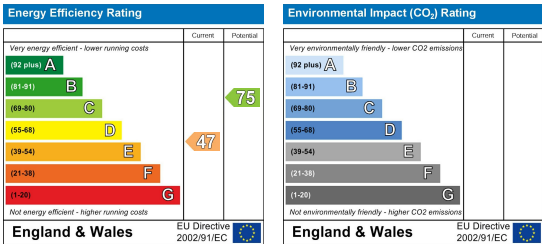
Floor Plan



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 firms employment has the authority to make or give any representation or warranty in respect of the property.