



Stoneacre
Properties



Gledhow Park Avenue

Leeds, LS7 4JN

£450,000



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Entrance

Entering the property you are welcomed in to the spacious entrance hallway which offers access to the lounge and to the kitchen, as well as offering access to useful under stairs storage.

Lounge

Spacious lounge with ample space for seating, a large bay window and a feature fireplace.

Kitchen/Living/Diner

Situated to the rear of the property is this superb open plan space, ideal for spending time with family or friends. Ample space is offered for a formal dining table as well as a seating area and French doors lead out to the rear patio. The kitchen is complete with an array of integrated appliances including fridge/freezer, range oven, dishwasher, washing machine and plenty of storage space as well as breakfast bar seating.

Bedroom 1

Situated to the second floor of the property this spacious primary bedroom is very generous in size and offers good head height. The room is complete with eves storage and an en-suite bathroom.

En-suite

Comprising shower, toilet and sink.

Bedroom 2

Second bedroom is again very generous in size and boasts a large bay window and plenty of space for a double/king size bed and furniture.

Bedroom 3

Third double bedroom overlooks the rear garden.

Bedroom 4

Fourth bedroom also ideal as a home office space.

Bathroom

Main house bathroom comprises shower over bath, toilet and sink.

w/c

An additional w/c to the first floor with toilet and sink.

Garage

Detached garage provides a great storage space.

External

To the front of the property is a garden laid to lawn and a front driveway with EV charger. Secure gated access leads to the side of the property which continues down to the garage. The rear is a raised patio area and a garden laid to lawn.



Road Map



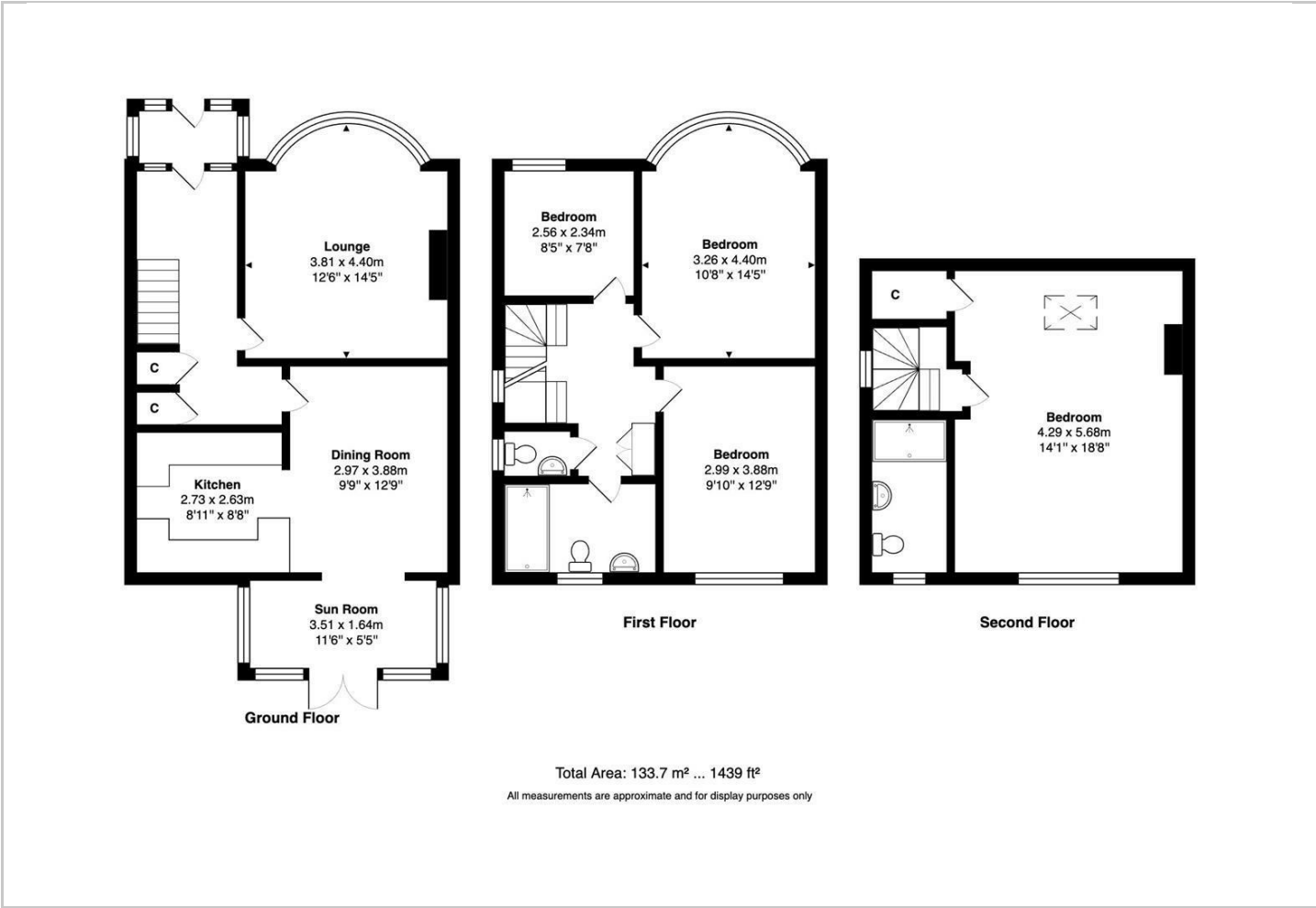
Hybrid Map



Terrain Map



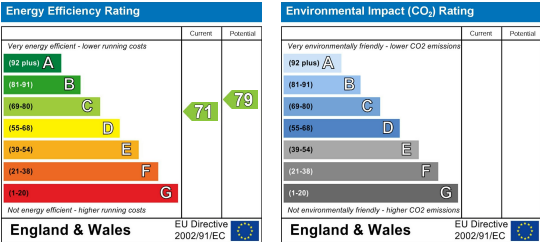
Floor Plan



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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