



Stoneacre  
Properties



## Holtdale Place

Leeds, LS16 7RJ

Offers Over £155,000

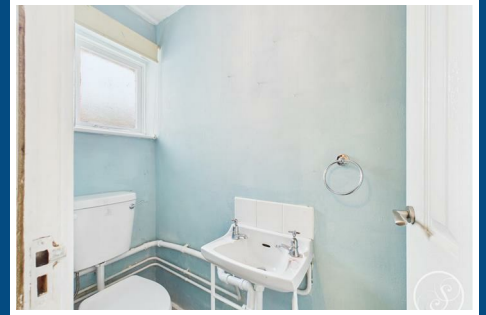




# Holtdale Place

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## Entrance

Entering the property you are welcomed into the entrance hallway which offers access throughout the ground floor as well as to a large storage cupboard.

## Kitchen/Diner

Spacious and open plan kitchen/diner offers ample space for a formal dining table and the kitchen is made up of wall and base units with freestanding oven with electric hob, washing machine, dishwasher and space for fridge/freezer. Rear door leads out to the garden.

## Lounge

Formal lounge offers an abundance of space for seating and French doors lead out to the rear garden. Storage cupboard housing the combi boiler.

## w/c

Downstairs w/c comprising toilet and sink.

## Landing

First floor landing leads to all three bedrooms and the bathroom, as well as to a further large storage cupboard.

## Bedroom 1

Large double bedroom with space for wardrobes.

## Bedroom 2

Second large double bedroom.

## Bedroom 3

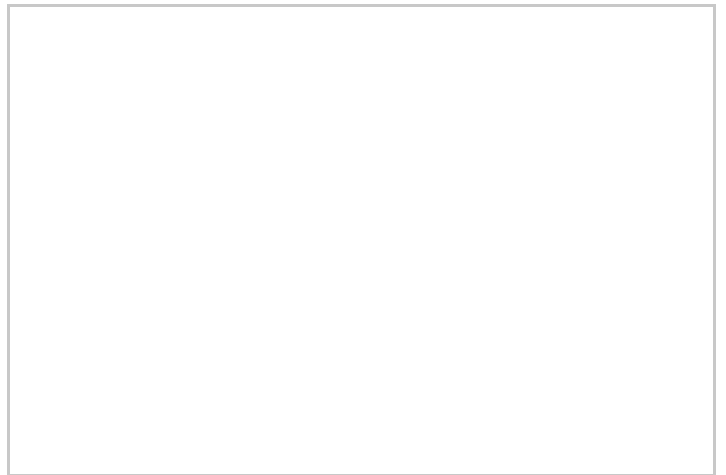
Third full sized double bedroom.

## Bathroom

Comprising toilet, sink and shower over bath.

## External

To the rear is an enclosed garden laid to lawn with patio seating area. To the front a small courtyard leads up to the front door as well as offering access to an external store.



Road Map



Hybrid Map



Terrain Map



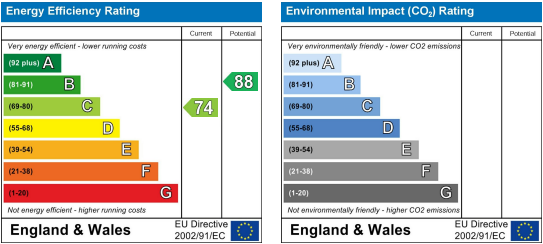
Floor Plan



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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