



Stoneacre
Properties



Belvedere Road

Leeds, LS17 8BU

£795,000



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Entrance

Entering the property you are welcomed into the spacious entrance porch a great space for coats and shoes. The entrance porch continues on to the entrance hallway which offers access throughout the ground floor.

Lounge

This spacious formal lounge offers an abundance of space for seating and is flooded with natural light from the large bay window to the front elevation of the property. The lounge is complete with a feature fireplace complete with log burner.

Kitchen/Living/Diner

This wonderful open plan living space is the heart of this fantastic home. With bifolding doors out to the rear garden it is the perfect space for hosting gatherings and socialising with friends and family. The kitchen offers plenty of storage and countertop space as well as breakfast bar seating. The room can accommodate a large formal dining table. With direct access out to the rear garden it creates a seamless flow between inside and outside.

Reception Room 2

Second reception room to the ground floor makes for an ideal playroom or home office with French doors out to the rear garden.

Utility Room

Providing space for the washing machine and tumble dryer.

w/c

Tiled and comprising toilet and sink.

Bedroom 1

Large primary bedroom offers ample space for bedroom furniture including wardrobes, drawers and dressing table. The room features a large bay window and is complete with en-suite bathroom.

En-suite 1

Comprising toilet, sink and shower.

Bedroom 2

Second spacious bedroom overlooking the rear garden, again complete with en-suite bathroom, making it an ideal guest bedroom.

En-suite 2

Comprising toilet, sink and shower.

Bedroom 3

Third double bedroom is generous in size.

Bedroom 4

Fourth bedroom also makes for a great home office if reception room 2 is used for an alternative purpose, or you are in need of two office spaces.

Bathroom

Tiled 4-piece main house bathroom boasts a wonderful free-standing bath as well as walk in shower, toilet and sink.

Bedroom 5

Situated to the second floor of the property is a further double bedroom with access to the loft space which could potentially be converted into a further en-suite with some alterations (STP).

External

To the front of the property is a mature front garden

offering great privacy from the road and a large driveway for multiple cars that leads up to the detached garage. To the rear is a private and enclosed garden with patio seating area accessed from the kitchen/living/diner and reception room 2 and a large lawned garden which is ideal for growing families.



Road Map



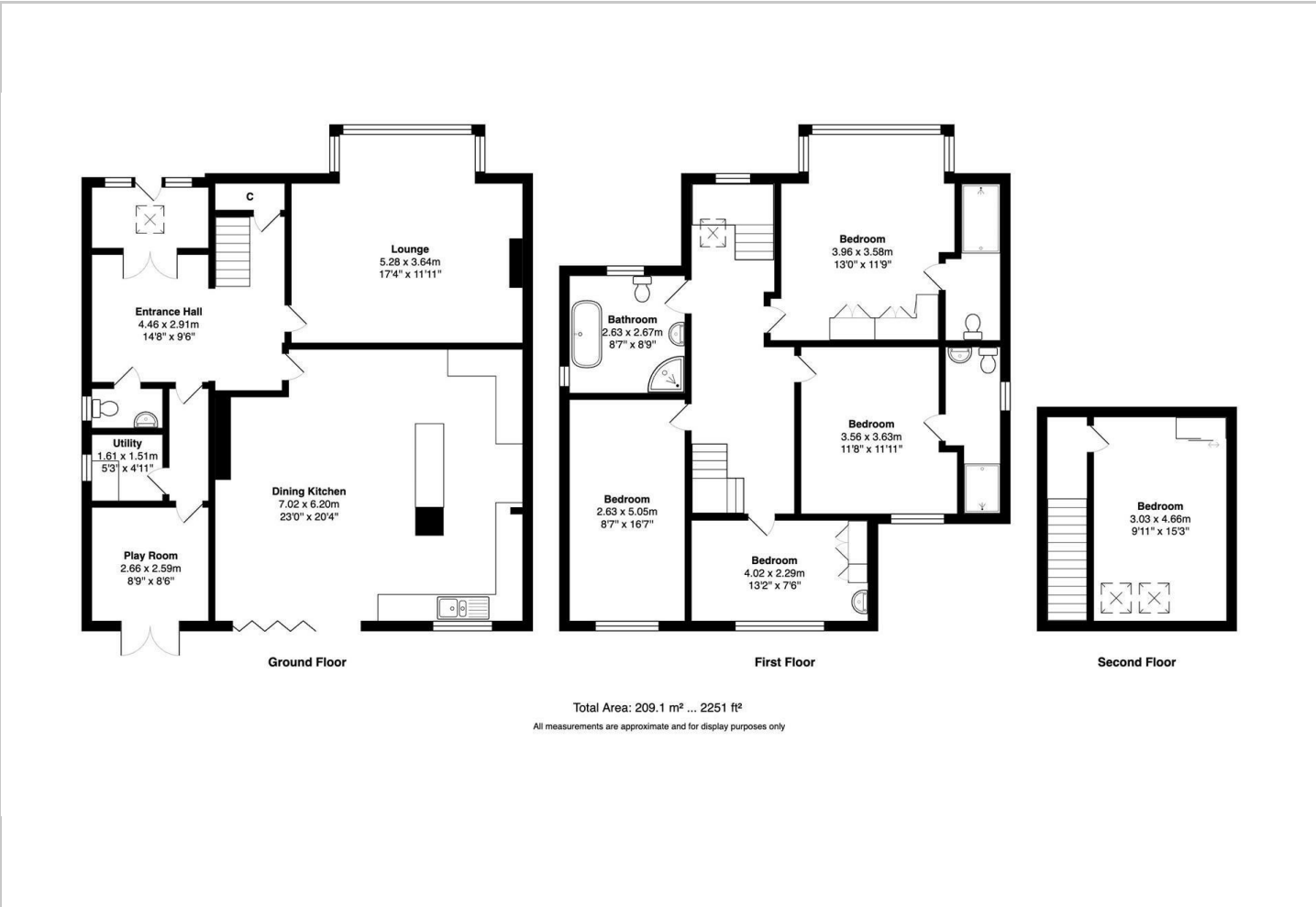
Hybrid Map



Terrain Map



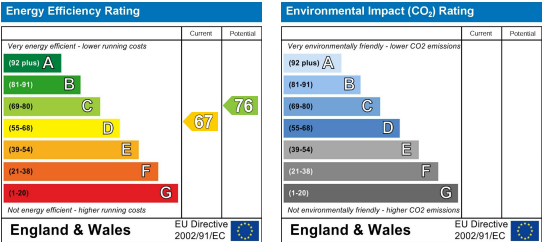
Floor Plan



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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