

Mike
Dobson



32 Ashgrove Crescent
Kippax, Leeds, LS25 7RA

£350,000

32 Ashgrove Crescent

Nestled in the charming Ashgrove Crescent of Kippax, this delightful detached house is a true gem waiting to be discovered. Boasting two reception room, four cosy bedrooms, and a well-appointed bathroom, and ground floor WC, this property offers ample space for comfortable living.

As you step inside, you'll be greeted by a warm and inviting atmosphere, thanks to the gas central heating and PVCu double glazing that ensures a cosy ambiance all year round. The fitted kitchen is complete with a built-in oven, hob, and extractor, making meal preparation a breeze.

One of the highlights of this lovely home is the PVCu double glazed conservatory, where you can unwind and enjoy the views of the generous rear garden. Imagine sipping your morning coffee here or hosting intimate gatherings with friends and family.

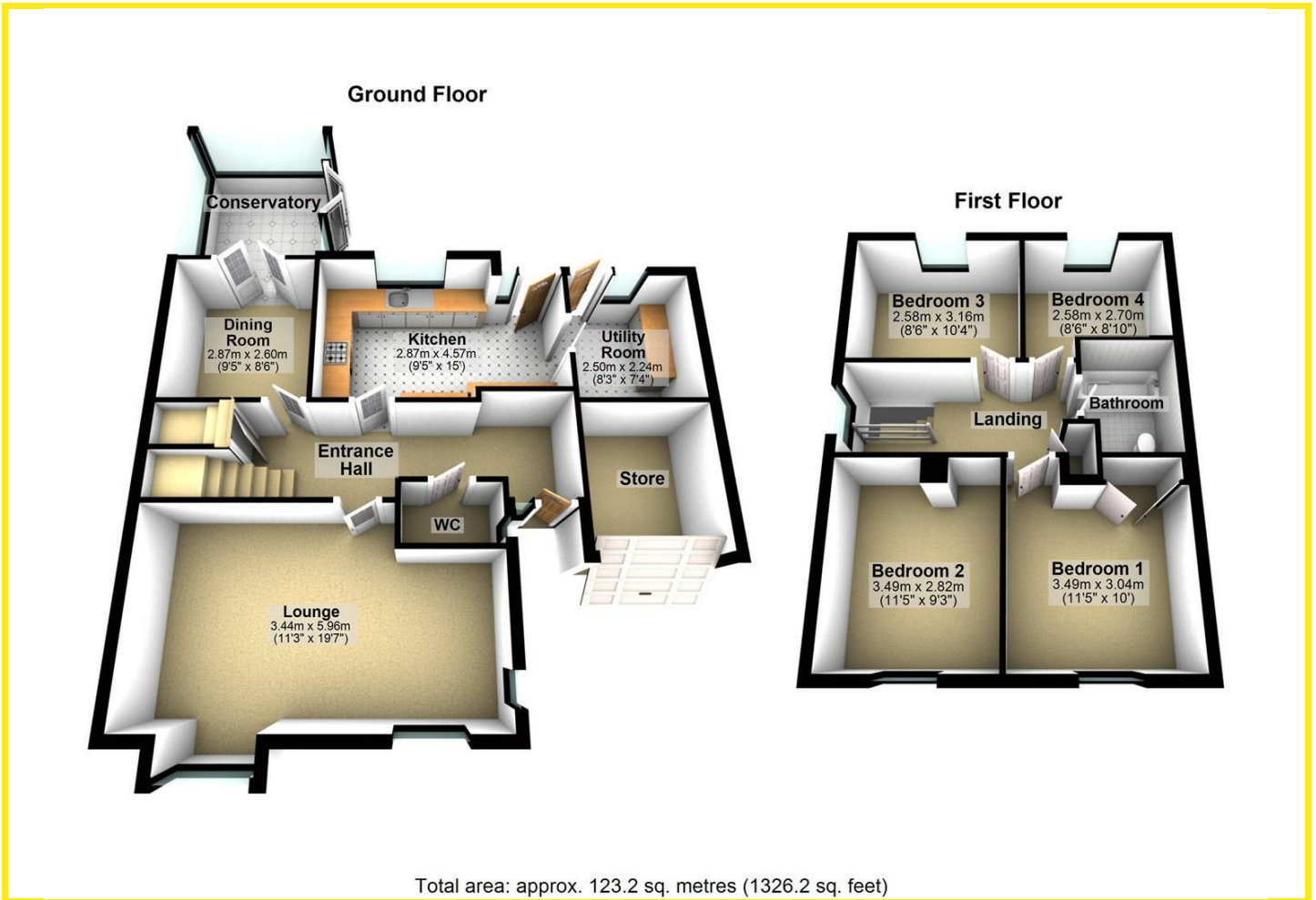
For those who love outdoor living, the summer house with power and lighting is a perfect retreat for relaxation or pursuing hobbies. Whether you envision it as a home office, a creative space, or simply a tranquil hideaway, the possibilities are endless.

With its desirable corner position and charming features, this property offers a wonderful opportunity to create a cosy haven in a sought-after location. Don't miss the chance to make this house your home sweet home in the heart of Leeds.

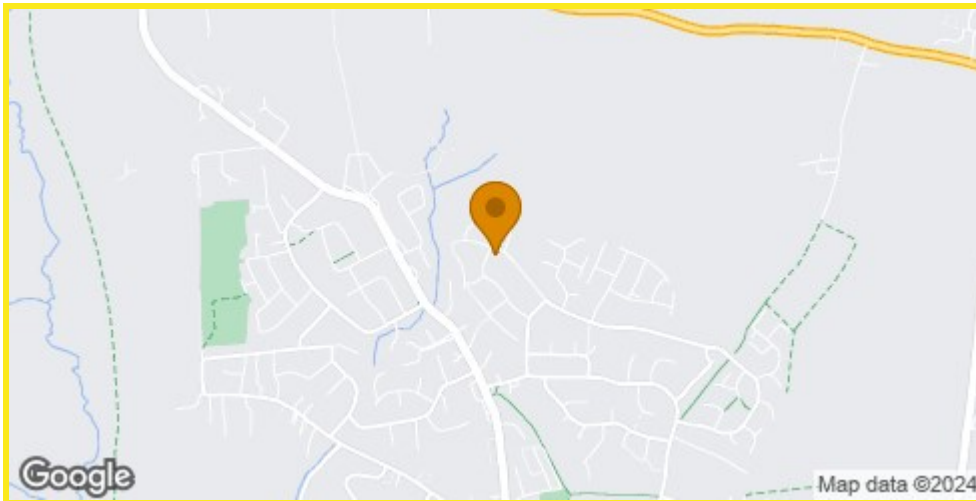




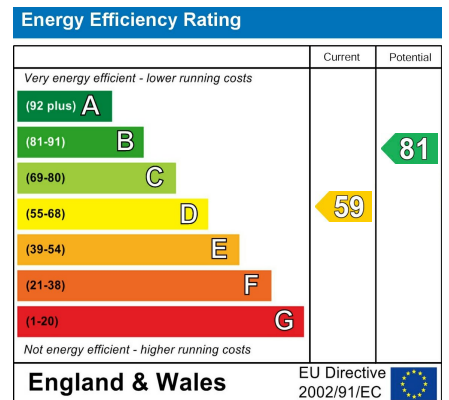
Floor Plan



Area Map



Energy Efficiency Graph



Directions

From our Kippax Office turn left to the mini roundabout taking the second exit right onto Leeds Road, continue down turning right at the bottom of the hill onto Gibson Lane, first left onto Moorgate Drive, at the T junction turn left onto Sandgate Drive, then first left on to Ashgrove Crescent where the property can be found immediately on your left hand side as indicated by the agents board.

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