

HUNTERS[®]

HERE TO GET *you* THERE



Primley Park Drive

Alwoodley, Leeds, LS17 7LP

Offers Over £300,000



Council Tax: C



51 Primley Park Drive

Alwoodley, Leeds, LS17 7LP

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Entrance Hall

8'0" (max) - 3'9" (max) (2.44m (max) - 1.14m (max))
Stairs to the upper level.

Downstairs W/C

6'3" (max) - 3'9" (max) (1.91m (max) - 1.14m (max))
Wash hand basin with pedestal under, radiator, tiled floor and w/c.

Lounge Dining Room

27'6" (max) - 11'0" (max) (8.38m (max) - 3.35m (max))
Radiator and multi aspect windows.

Kitchen

12'3" (max) - 7'3" (max) (3.73m (max) - 2.21m (max))
Stainless steel sink with drainer, hob with extractor over, fan oven, tiled splash back, fan oven, integrated microwave, door to the rear, tiled splash back and a range of wall and base units.

Pantry

3'9" - 3'9" (1.14m - 1.14m)
Housing the boiler.

Landing

10'6" (max) - 6'0" (max) (3.20m (max) - 1.83m (max))
Stairs to the lower level and loft access.

Master Bedroom

15'6" (max) - 8'9" (max) (4.72m (max) - 2.67m (max))
Radiator.

Bedroom Two

11'9" (max) - 8'9" (max) (3.58m (max) - 2.67m (max))
Radiator and built in wardrobes.

Bedroom Three

10'3" (max) - 6'0" (max) (3.12m (max) - 1.83m (max))
Radiator .

Front Garden

Grassed lawns with trees, bushes and flower beds.

Driveway

With parking for at least two vehicles.

Detached Garage

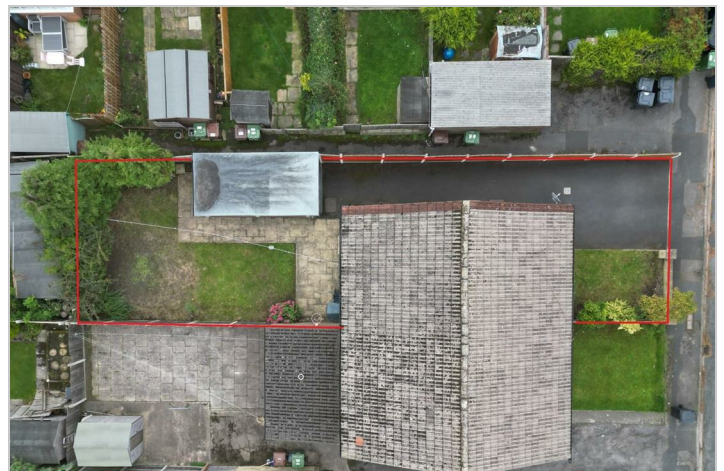
17'6" (max) - 8'0" (max) (5.33m (max) - 2.44m (max))
Power and lights, up and over door.

Rear Garden

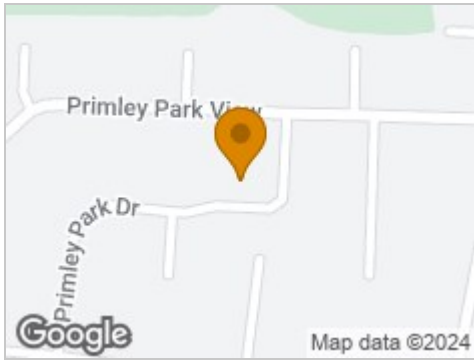
Mainly grassed lawns with bushes, shrubs and flower beds.

SUPERB FAMILY HOME – THREE BEDROOM SEMI-DETACHED HOUSE – MOVE IN READY CONDITION – DOWNSTAIRS W/C – GARDENS TO THE FRONT AND REAR – DRIVEWAY – DETACHED GARAGE – ALWOODLEY – NO CHAIN

A brilliant opportunity for anyone looking for well appointed space with potential to extend, is this three bedroom semi-detached family home with no chain. Located on a quiet street in Alwoodley, the property is located close to Allerton High School among other good and outstanding schools close by, as well as parks, pubs, shops, restaurants and transport link to name some of the great amenities in the area. There are gardens front and rear, a driveway and detached garage externally. Internally, it briefly comprises; entrance hall, downstairs w/c, lounge dining room and kitchen on the ground floor. On the first floor there are three bedrooms, landing and house bathroom. Energy Rating - D



Road Map



Hybrid Map



Terrain Map



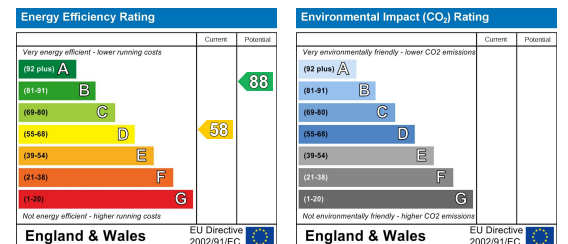
Floor Plan



Viewing

Please contact our Hunters North Leeds Office on 0113 268 0242 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.