

HUNTERS[®]

HERE TO GET *you* THERE



Red Hall Way

Leeds, West Yorkshire, LS14 1DY

Asking Price £310,000

 4  2  3  TBC

Council Tax: D



8 Red Hall Way

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Porch
3'9" (max) - 3'0" (max) (1.14m (max) - 0.91m (max))

Hallway
12'0" (max) - 7'3" (max) (3.66m (max) - 2.21m (max))
Radiator and stairs to the upper level.

Lounge
16'9" (max) - 12'9" (max) (5.11m (max) - 3.89m (max))
Radiator.

Dining Room
12'0" (max) - 11'0" (max) (3.66m (max) - 3.35m (max))
Radiator and double doors to the rear garden.

Under Stairs Storage
5'0" (max) - 3'0" (max) (1.52m (max) - 0.91m (max))

Kitchen Breakfast Room
10'6" (max) - 9'3" (max) (3.20m (max) - 2.82m (max))
Stainless steel sink with drainer, fan oven, hob with extractor over, boiler, tiled splash back and a range of wall and base units.

Bedroom Three
11'0" (max) - 8'9" (max) (3.35m (max) - 2.67m (max))
Radiator.

Shower Room
9'0" (max) - 5'9" (max) (2.74m (max) - 1.75m (max))
Half tiled walls, tiled floor, shower cubicle with glass enclosure, wash hand basin, heated towel rail and w/c.

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

Master Bedroom
10'9" (max) - 10'9" (max) (3.28m (max) - 3.28m (max))
Radiator.

Walk In Wardrobes
9'0" (max) - 4'9" (max) (2.74m (max) - 1.45m (max))

Ensuite Bathroom
10'9" (max) - 5'9" (max) (3.28m (max) - 1.75m (max))
Panel bath, half tiled walls, Velux window, heated towel rail, wash hand basin and w/c.

Bedroom Two
11'0" (max) - 9'6" (max) (3.35m (max) - 2.90m (max))
Radiator and Velux windows.

Bedroom Four
10'6" (max) - 6'9" (max) (3.20m (max) - 2.06m (max))
Radiator and Velux windows.

Front Gardens
Graveled areas, bushes, hedges, shrubs and plants.

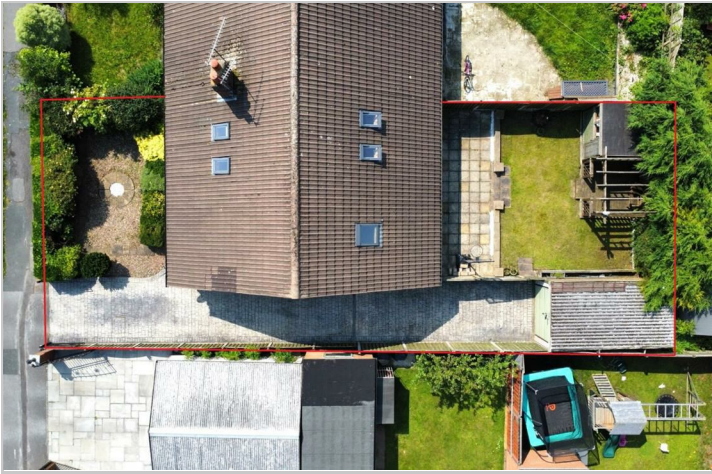
Driveway
Gated, with parking for several vehicles.

Detached Garage
Up and over door, power and lights.

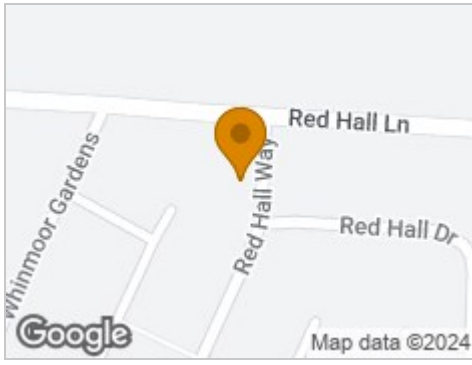
Rear Garden
Grassed lawns, patio, hedges, plants, shrubs, covered area.

GREAT FIRST TIME BUYER OPPORTUNITY – EXCELLENT FAMILY HOME – SEMI-DETACHED HOUSE – MOVE IN READY CONDITION – FOUR BEDROOMS – TWO BATHROOMS – GARDENS TO THE FRONT AND REAR – DRIVEWAY – DETACHED GARAGE

In superb, move in ready condition, this four bedroom semi detached bungalow is ideal for first time buyers and makes a wonderful home. Located on the border of Shadwell and Whinmoor, the property is close to schools, shops, parks bars, pubs and transport links including the ELOR leading to The Springs with all it has to offer. There are gardens to the front and rear, a driveway and detached garage externally. Internally, it briefly comprises; porch hallway, lounge, kitchen breakfast room, dining room, shower room and bedroom on the ground floor. On the first floor, there are three bedrooms, bathroom and landing. Energy Rating - TBC



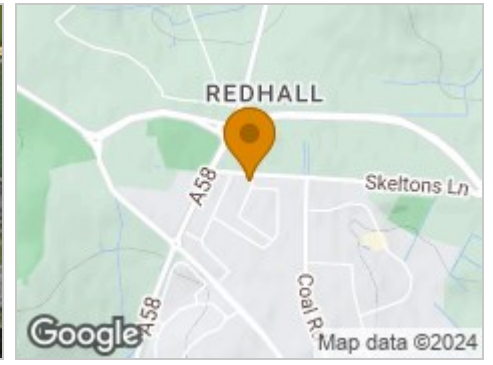
Road Map



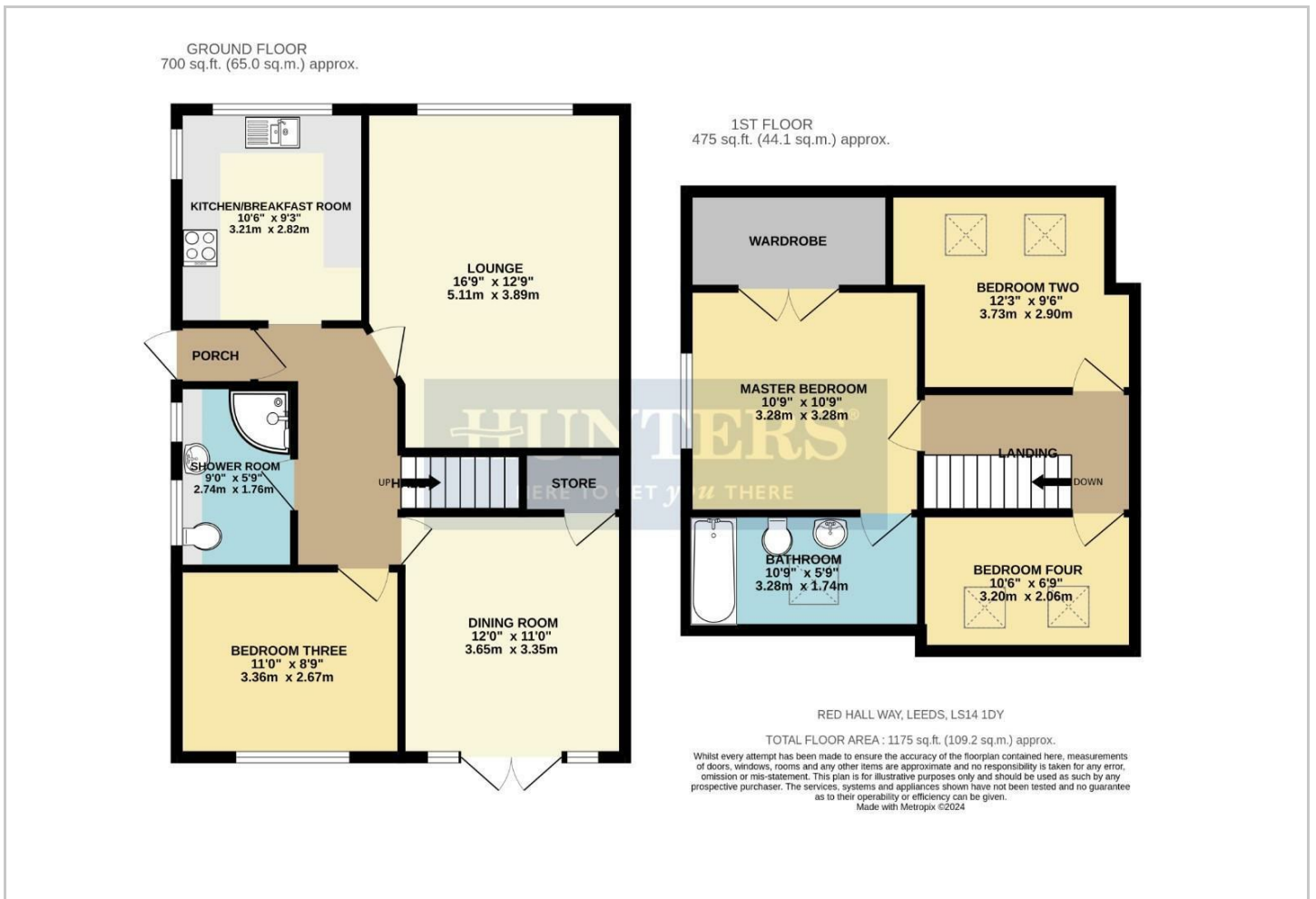
Hybrid Map



Terrain Map



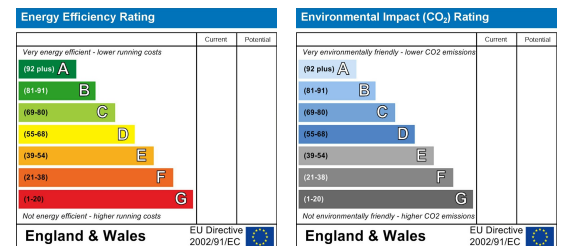
Floor Plan



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.