

HUNTERS®

HERE TO GET *you* THERE

8 Greenacre Park Rise, Rawdon, Leeds, LS19 6RU

Offers In The Region Of £324,950

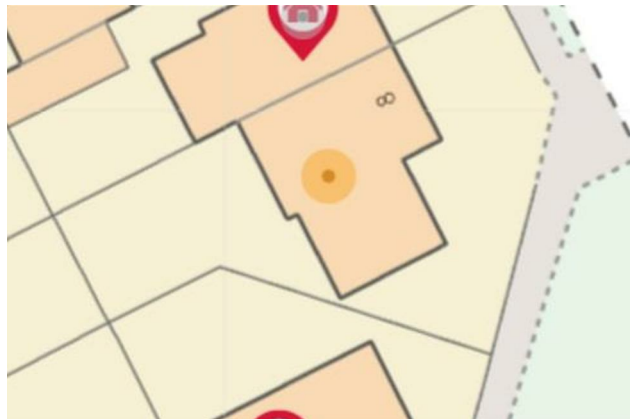
Property Images



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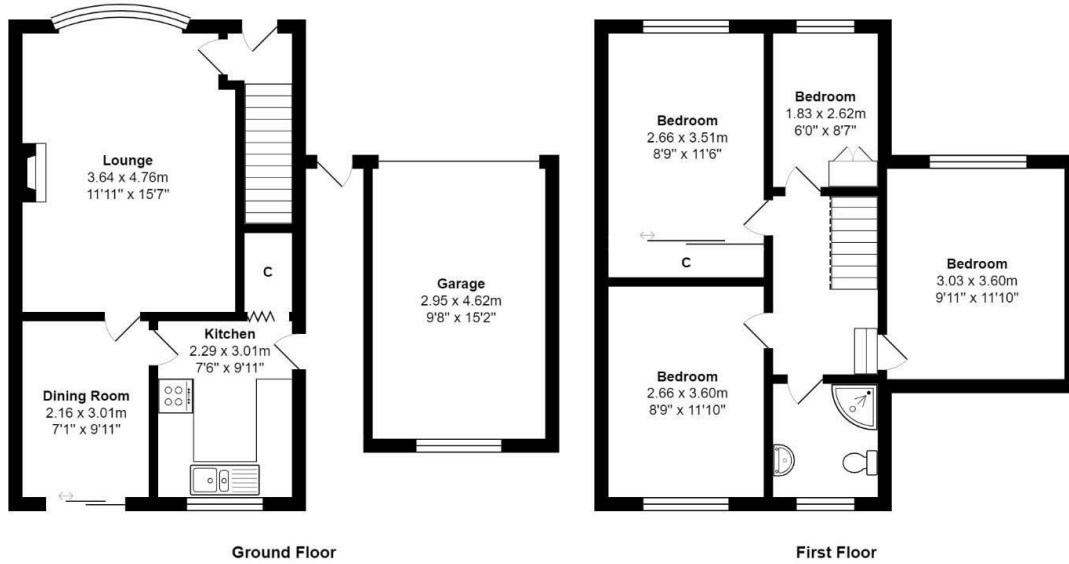
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Total Area: 105.0 m² ... 1130 ft²

All measurements are approximate and for display purposes only

EPC

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			84
(81-91) B			
(69-80) C			
(55-68) D		64	
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC	

Map



Details

Type: House - Semi-Detached Beds: 4 Bathrooms: 1 Receptions: 1 Tenure: Freehold

Summary

Welcome to this charming extended four-bedroom semi-detached family home nestled in the sought-after Greenacre Park area of Rawdon. Boasting a convenient layout and situated in a desirable neighbourhood, this home offers comfortable living spaces and abundant potential for customization.

As you step through the entrance hallway, you're greeted by a warm and inviting ambiance that sets the tone for the rest of the property. The ground floor comprises a spacious living room, perfect for relaxing evenings with family or entertaining guests. Adjacent to the living room is a versatile dining room, ideal for hosting gatherings and enjoying meals together. The well-appointed kitchen provides ample space for culinary endeavours, with plenty of storage and workspace to accommodate your needs.

Ascending to the first floor, you'll find three generously sized double bedrooms, each offering comfortable accommodations for rest and relaxation. Completing the upper level is a single bedroom/home office and the house bathroom, providing convenience and functionality for everyday living.

One of the standout features of this property is the covered side passage, leading to a garage beyond. This presents an exciting opportunity for future expansion or conversion, allowing the buyer to tailor the space to suit their preferences and requirements.

Externally, the property boasts a driveway to the front, providing off-road parking for convenience. Meanwhile, the enclosed lawned garden to the rear offers a peaceful retreat, complete with planted borders that add a touch of natural beauty to the outdoor space.

Positioned in close proximity to several highly regarded local schools, a diverse range of amenities, and a convenient train station, this property ensures easy access to everything you need for modern living.

Don't miss your chance to own this delightful home in a prime location, offering both comfort and potential for future enhancement and arrange a viewing today.

Features

- EXTENDED FOUR BED FAMILY HOME • POPULAR LOCATION • ENCLOSED GARDEN TO REAR • CLOSE TO SCHOOLS AND AMENITIES • SIDE PASSAGE AND ADJOINING GARAGE • SHORT DRIVE TO TRAIN STATION • MUCH LOVED PROPERTY • GAS HEATING AND DOUBLE GLAZING