

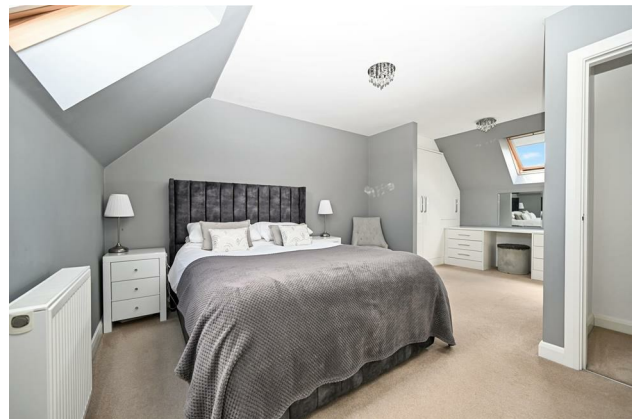
HUNTERS[®]

HERE TO GET *you* THERE

18 Thomas Drive, Guiseley, LS20 9PL

Offers In Excess Of £399,950

Property Images



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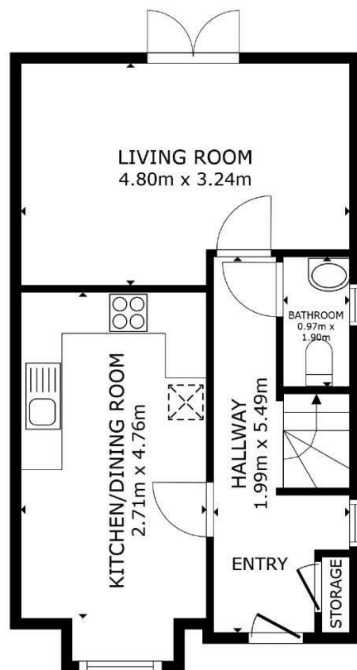
Property Images



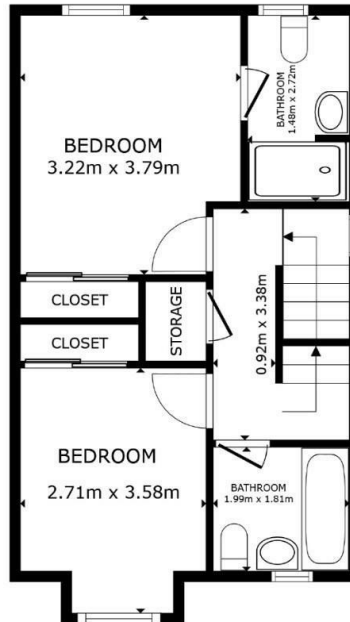
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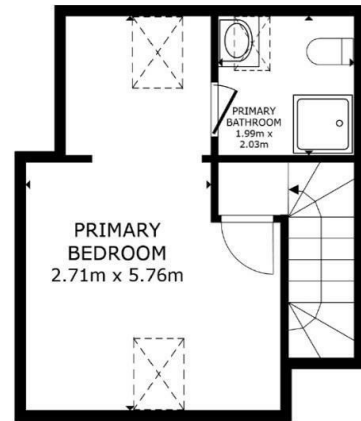
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FLOOR 1



FLOOR 2



FLOOR 3

GROSS INTERNAL AREA
 FLOOR 1 40.2 m² FLOOR 2 39.9 m² FLOOR 3 25.6 m²
 TOTAL : 105.7 m²
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



EPC

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			89
(81-91) B		78	
(69-80) C			
(55-68) D			
(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 - Detached Beds: 3 Bathrooms: 3 Receptions: 2
 Tenure: Freehold

Nestled in the heart of Guiseley, this immaculately presented detached family home is a true gem, boasting three spacious double bedrooms and a delightful south-facing garden. Perfectly positioned close to the train station, this home combines convenience with modern comfort, making it an ideal choice for a wide variety of buyers.

The property features three double bedrooms that are spacious and beautifully designed, ensuring ample space for family and guests. The south-facing garden allows for all-day sunshine, featuring a decked terrace and lawned area, perfect for outdoor entertaining and relaxation. The upgraded kitchen is modern and stylish, ideal for culinary enthusiasts. The master bedroom and one of the first-floor bedrooms feature private ensembles for added luxury and convenience. The entire home has been recently redecorated with fresh and contemporary decor, ready for immediate move-in.

Upon entering the home, you are greeted by a welcoming and spacious entrance hall that sets the tone for the rest of the property. The ground floor includes a modern, upgraded kitchen diner perfect for family meals and entertaining, a conveniently located guest WC, and a bright and airy lounge with patio doors leading to the south-facing garden, creating a seamless indoor-outdoor living experience.

The first floor comprises two double bedrooms, both equipped with fitted wardrobes for ample storage, a stylish and modern house bathroom serving the first-floor bedrooms, and one of the double bedrooms featuring an ensuite for added privacy.

The master bedroom is located on the second floor, offering a luxurious retreat with a dressing area and ensuite bathroom, providing a perfect sanctuary from the rest of the home.

Outside, the property includes a driveway with parking space for two cars and a south-facing rear garden with a decked terrace and lawn, ideal for family gatherings and enjoying the sunshine. Additionally, the property is a short walk to open countryside, perfect for outdoor enthusiasts.

Guiseley offers an array of local amenities, including highly regarded schools, a variety of shops, and retail parks featuring Marks and Spencer Food Hall, Next, and Argos. The area is also home to a diverse selection of restaurants, wine bars, the Nuffield Leisure complex, Aireborough Sports Centre, and other recreational facilities. For commuters, there is a convenient bus service, and Guiseley railway station provides links to Leeds and Bradford. The A65 and Harrogate Road (A658) are easily accessible, and Leeds & Bradford Airport is just a 10-minute drive away.

This property is an exceptional opportunity for those seeking a stylish, comfortable, and conveniently located family home. Early viewing is highly recommended.

Features

• DETACHED FAMILY HOME • SOUGHT AFTER PARKINSON PARK LOCATION • CLOSE TO TRAIN STATION • SUPERBLY PRESENTED • LANDSCAPED GARDENS • RECENTLY FITTED KITCHEN AND ENSUITE • CLOSE TO SCHOOLS • OVER THREE FLOORS • MASTER SUITE • DECEPTIVELY SPACIOUS 'TARDIS LIKE' / HUNTERS 360 TOUR