

HUNTERS®

HERE TO GET *you* THERE

31 Hill Crescent, Rawdon, Leeds, LS19 6NQ

Offers In The Region Of £229,950

Property Images



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Property Images



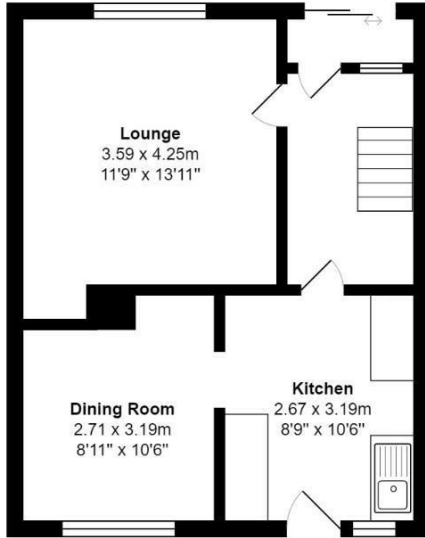
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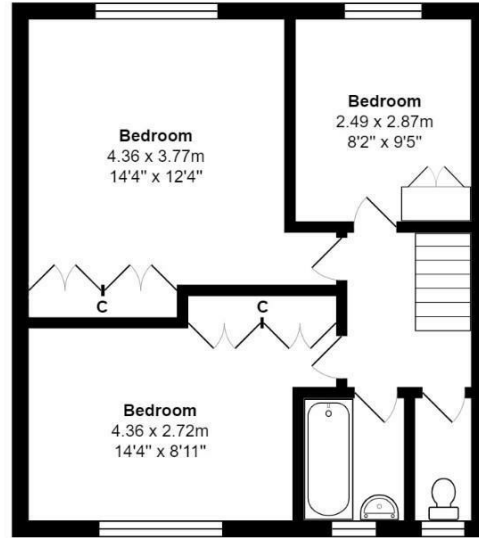
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Ground Floor



First Floor

Total Area: 84.0 m² ... 904 ft²

All measurements are approximate and for display purposes only

EPC

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			85
(81-91) B			
(69-80) C		71	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Map



Details

Type: House - Mid Terrace Beds: 3 Bathrooms: 2 Receptions: 2 Tenure: Freehold

Summary

Nestled in a highly sought-after location, this charming three-bedroom terrace property presents a fantastic opportunity for those looking to create their dream home. While in need of refurbishment, the property boasts a spacious layout and tremendous potential.

Upon entering, you are welcomed by an entrance porch that leads into a bright and airy hallway. The ground floor features a generously sized lounge, perfect for relaxing or entertaining guests. Adjacent to the lounge is a separate dining room, offering ample space for family meals and social gatherings. The kitchen, though in need of modernization, provides a functional layout and could be transformed into a contemporary culinary space.

Ascending to the first floor, you will find three well-proportioned double bedrooms, each offering plenty of natural light and scope for customization. The house bathroom, equipped with a bath and washbasin, serves the household, while a separate WC adds to the convenience.

Externally, the property benefits from off-street parking for two cars, a valuable asset in this popular area. The rear garden is of a good size, predominantly laid to lawn, providing a blank canvas for gardening enthusiasts or a safe play area for children.

This property is ideally positioned near local shops, schools, and amenities, ensuring all your daily needs are met with ease. Whether you are a first-time buyer looking to put your stamp on a property or an investor seeking a renovation project, this terrace home offers endless possibilities to create a stylish and comfortable living space in a prime location. Do not miss this unique opportunity to transform this property into a wonderful family home.

Features

- SOUGHT AFTER LOCATION • SCOPE TO IMPROVE AND EXTEND - STP • LARGE GARDEN TO REAR • NO ONWARD CHAIN • OFF-STREET PARKING • GAS HEATING AND DOUBLE GLAZING • HUNTERS 360 TOUR • CLOSE TO SCHOOLS AND AMENITIES