



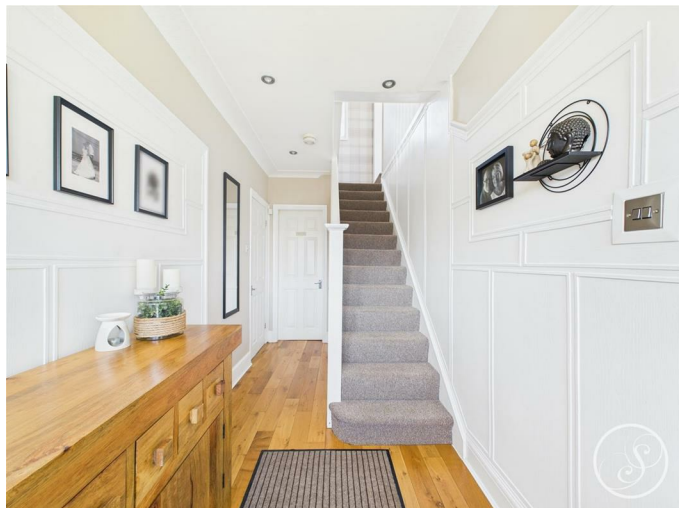
Stoneacre
Properties



Selby Road, Leeds, LS15 0PR
£650,000

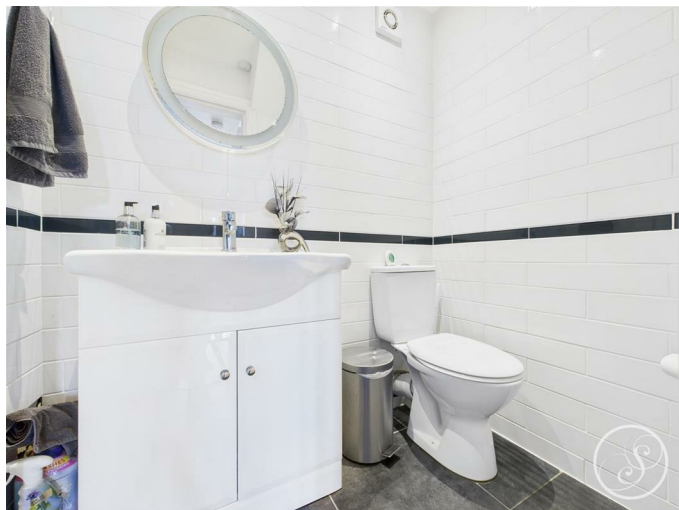
Offered to the market is this stunning four bedroom detached property located on Selby Road, Leeds. This property is situated in a sought after location close to all local amenities including: schools, shops and transport links making daily life easier. The property comprises of: entrance hallway, guest w.c. open plan living room/kitchen/diner, porch/office space, second living room, gym area, first floor landing, four bedrooms, bathroom and w.c. Externally the property benefits from grass laid to lawn to the side, front and rear elevation. The property also has a driveway providing off road parking for multiple cars along with a fully functional garage with power and lights. This beautiful property is not one to be missed please contact the office today to arrange your viewing.

ENTRANCE HALL WAY



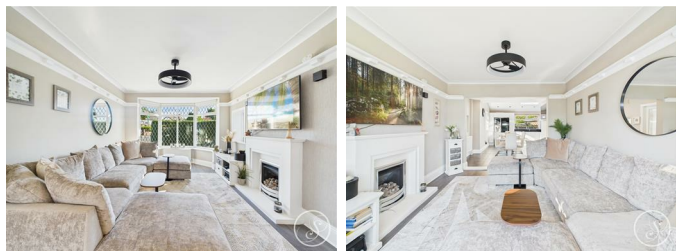
Door to the front elevation. Understair storage. Two central heating radiator. Stairs leading to first floor landing.

GUEST W.C



Low flush w.c Wash hand basin with storage below.

LOUNGE



Double glazed bay window to the front elevation. Double glazed window to the side elevation. Central heating radiator. Fire with surround.

KITCHEN/DINER



Range of wall and base units. Quartz work surface.

Space for fridge/freezer. Integrated oven with induction hob and extractor fan above. Double glazed window to the rear elevation. French doors leading to the garden. Space for dining table.

OFFICE SPACE/PORCH



Double glazed window to the side elevation. Door leading to the rear. Central heating radiator. Large storage cupboard.

SECOND SITTING ROOM



Double glazed bay window to the front elevation. Double glazed window to the side. Central heating radiator. Door leading through to gym area.

GYM AREA

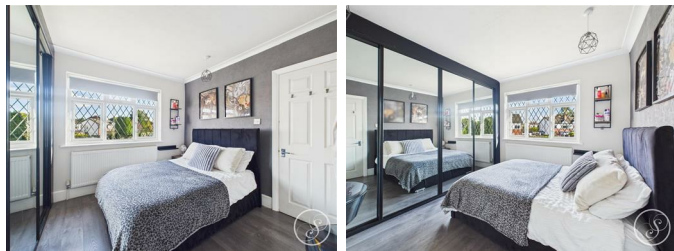


Double glazed window to the side elevation. French doors leading to the rear.

FIRST FLOOR LANDING

Double glazed window. Loft access.

BEDROOM ONE



Double glazed window to the front. Central heating radiator. Fitted wardrobes.

BEDROOM TWO



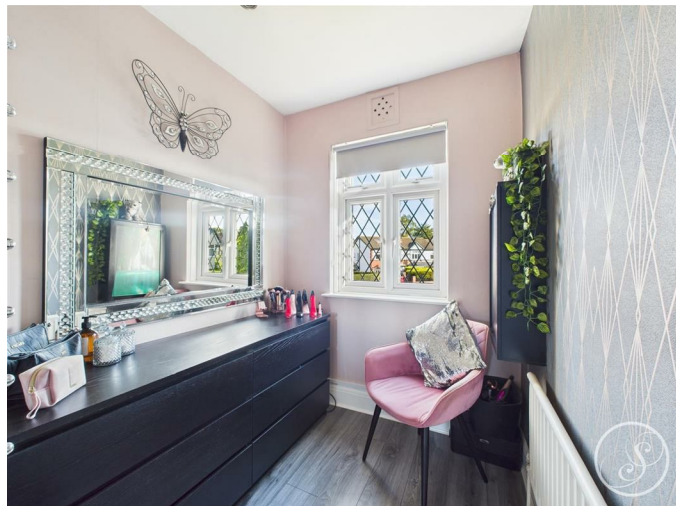
Double glazed window to the front elevation. Central heating radiator. Fitted wardrobes.

BEDROOM THREE



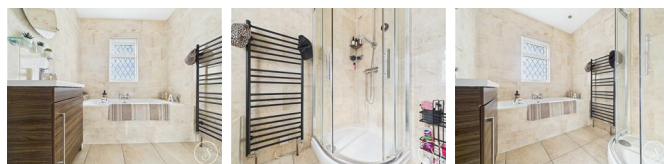
Double glazed windows to the side and rear elevation. Central heating radiator.

BEDROOM FOUR



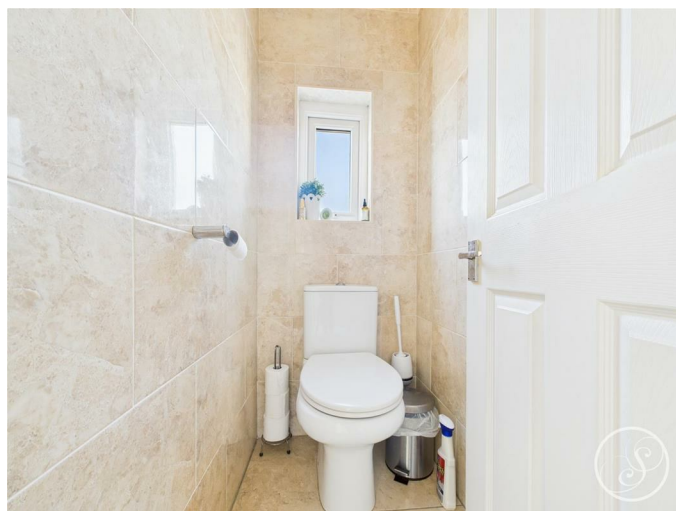
Double glazed window to the front elevation. Central heating radiator.

BATHROOM



Bath. Shower cubicle. Wash hand basin with storage below. Heated towel rail. Double glazed frosted window the side elevation.

W.C



Low flush w.c. Double glazed frosted window to the side elevation.

EXTERNAL



Grass laid to lawn to the front, side and rear of the property. Bar area. Driveway with garage.

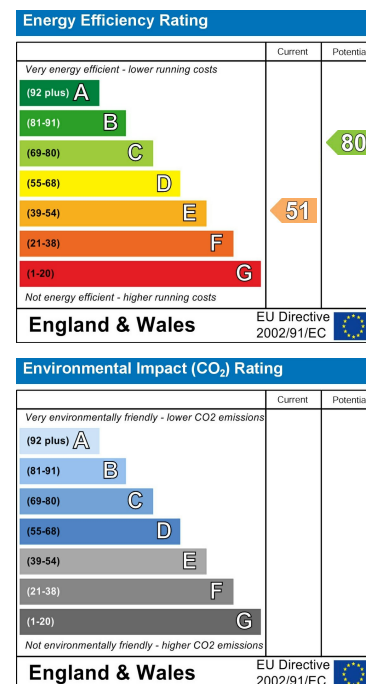
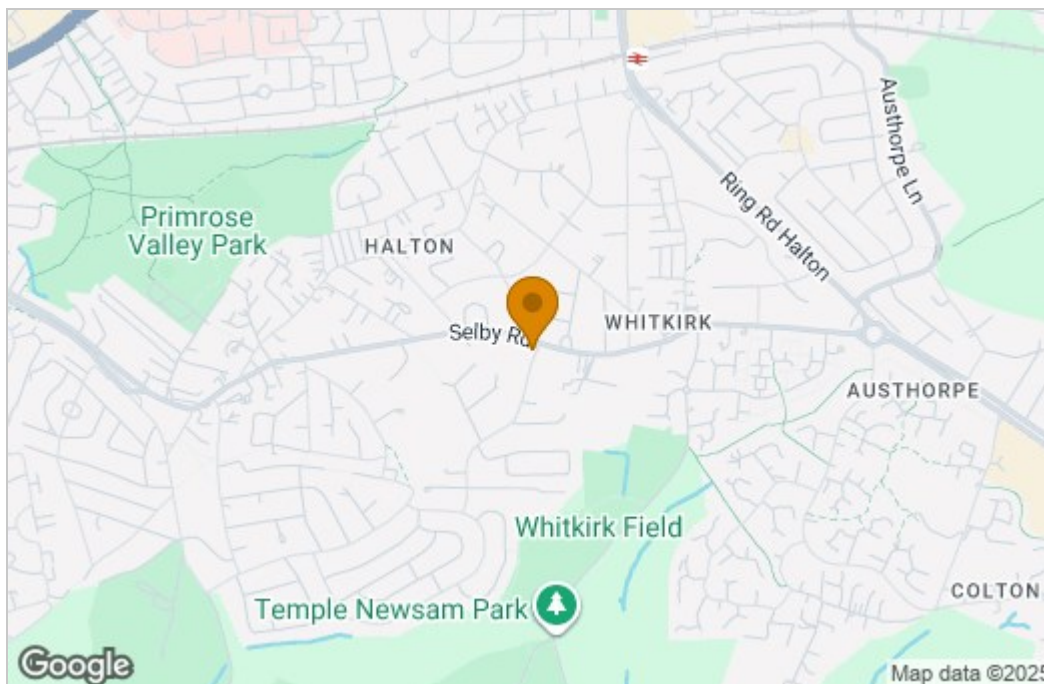
GARAGE

Electric garage door. Power and lights.

Floor Plan



Area Map



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

1 Colton Road, Leeds, West Yorkshire, LS15 9AA
Tel: 0113 260 9111 Email:
east@stoneacreproperties.co.uk <https://www.stoneacreproperties.co.uk>

View properties before they come on the market by following us on Instagram - @stoneacreproperties

