









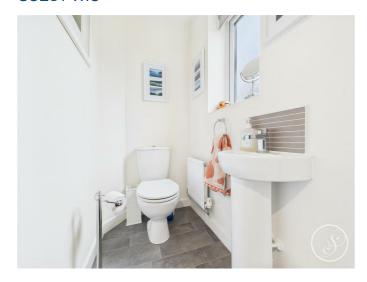
Cartmell Drive, Leeds, LS15 0PD £240,000

Offered to the market is this stunning three bedroom semi detached house located on Cartmell Drive, Leeds. The property is situated in a sought after location close to all local amenities including: shops, schools and transport links, The property briefley comprises of: entrance hallway, guest w.c, kitchen/diner, lounge, first floor landing, three bedroom and family bathroom. Externally the property benefits from grass laid to lawn to the rear. Driveway to the side elevation providing off road parking for multiple cars. This property is not one to be missed to arrange your appointment please contact the office today.

#### **ENTRANCE**

Door to the front elevation. Central heating radiator.

#### **GUEST W.C**



Double glazed frosted window to the front elevation. Central heating radiator. Low flush w.c. Wash hand basin.

#### KITCHEN/DINER





Range of wall and base units. Integrated oven with gas hob and extractor fan above. Sink and drainer. Plumbing for washing machine. Space for dishwasher and fridge/freezer. Space for dining table. Double glazed window to the front elevation. Central heating radiator.

#### **LOUNGE**





French doors leading to the rear garden. Understair storage cupboard. Central heating radiator.

## FIRST FLOOR LANDING

Loft access. Boarded with space for storage. Central heating radiator.

#### **BEDROOM ONE**





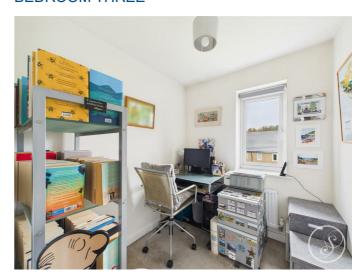
Two double glazed windows to the front elevation. Central heating radiator. Fitted wardrobes. Storage cupboard.

## **BEDROOM TWO**



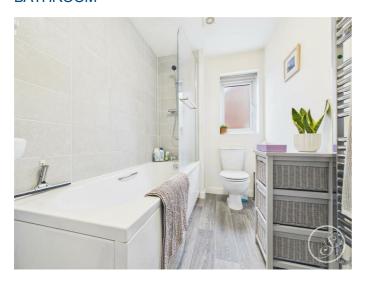
Double glazed window to the rear elevation. Central heating radiator.

### **BEDROOM THREE**



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

## **BATHROOM**



Double glazed frosted window to the side elevation. Low flush w.c. Wash hand basin. Bath with shower above. Heated towel rail.

## **EXTERNAL**





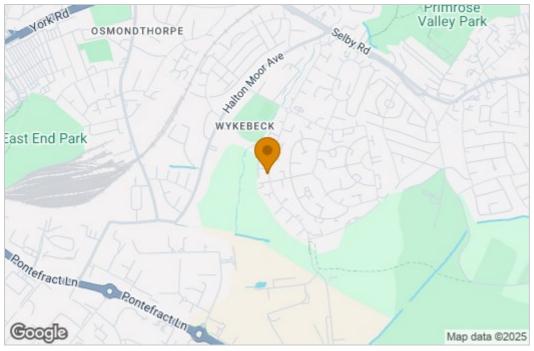


To the rear of the property is grass laid to lawn. Driveway to side elevation with space for multiple cars.

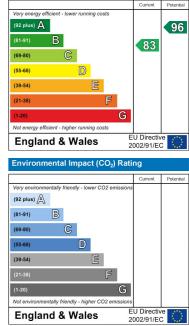
### Floor Plan



## Area Map



# **Energy Efficiency Graph**



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