



363 Upper Town Street - 231751, Bramley, Leeds, West Yorkshire, LS13 3JX

£950 PCM

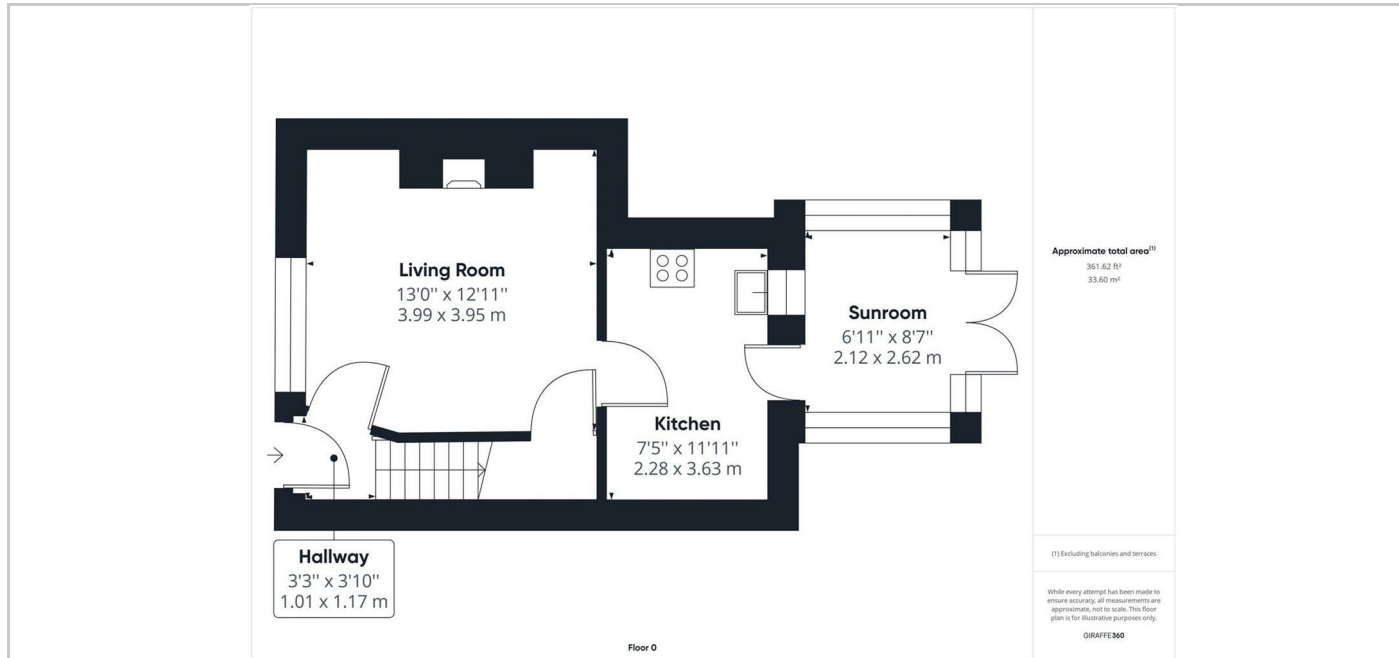
**SW**  
RESIDENTIAL

- Grade II Listed Cottage
- Conservatory
- Modern Fitted Kitchen with Integrated Appliances
- Gas Central Heating
- Available Now
- Two Bedrooms
- Bathroom with jacuzzi bath
- Solid Wood Double Glazed Windows
- Unfurnished
- Council Tax Band A

## THE PROPERTY

A spacious two bedroom Grade II Listed through terrace property in popular residential location located within a couple of minutes walk of Bramley Centre which provides a wealth of amenities, also located within easy walk of Bramley Community Swimming Baths and Bramley Park, making it ideal for someone who enjoys the outdoors. The accommodation briefly comprises a spacious living room with light decor, feature fireplace and beams to the ceiling. Modern kitchen with range of wooden base and wall units with granite worktops over, along with an induction hob, electric oven, integrated fridge/freezer, dishwasher and washing machine. To the rear of the kitchen is a new hardwood conservatory providing additional living space and with access to the enclosed rear garden. Upstairs the property has a large double main bedroom to the front of the property with exposed original beams and with large built in wardrobes. To the rear there is a second smaller bedroom which would make a great home office or guest room and contemporary mostly tiled house bathroom with jacuzzi bath. The property has been maintained to a high standard and has recently been redecorated and recarpeted throughout along with the installation of new LED lighting throughout helping the property to be more energy efficient. Available to rent unfurnished. Available now.

## SITUATION



## Directions

6th Floor Central Square, 29 Wellington Street, West Yorkshire, LS1 4DL  
Tel: 0113 221 6000 Email: residential@sw.co.uk