Stoneacre Properties



Whitehall Drive

Wortley Leeds, LS12 5LW

Offers Over £88,000

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Entrance
The block is entered via a communal door with intercom entry. Stairs lead up to the second floor. Entering the property you are welcomed into the hallway which offers access throughout the property including to a useful store cupboard and to the loft.

Living Room
Spacious open plan living/diner offers plenty of space for seating as well as a formal dining space and leads through to the kitchen.

Kitchen
Made up of wall and base units with integrated oven, electric hob with extractor above, space for washing machine, dishwasher and undermounted fridge.

Bedroom 1
Large double bedroom with sliding fitted wardrobes.

Bedroom 2
Second bedroom with sliding fitted wardrobes.

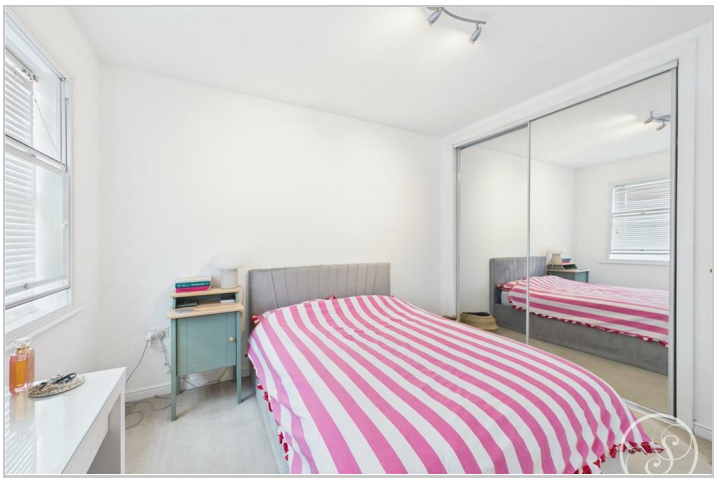
Bathroom
Part tiled with electric shower over bath, toilet and sink.

External
The property comes complete with an allocated parking space and access to well maintained communal grounds.

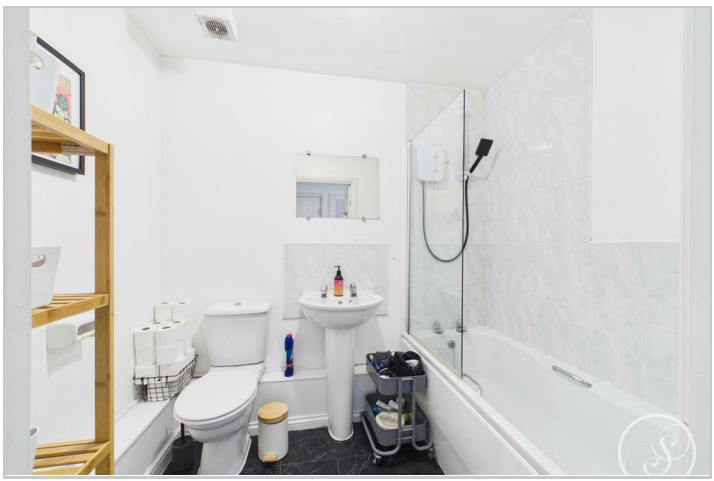
Lease
We are advised by the vendor that the property is leasehold with an original term of 125 years from 2005. The current service charge is £1749 per annum and ground rent is currently £270 per annum. A buyer is advised to obtain verification from their solicitor or legal advisor.





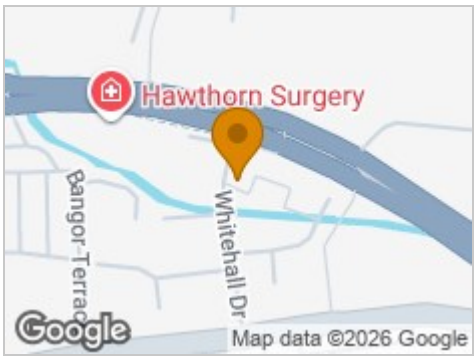








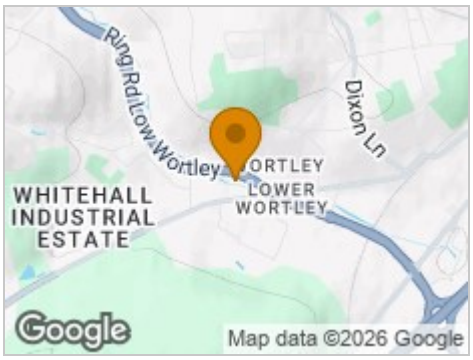
Road Map



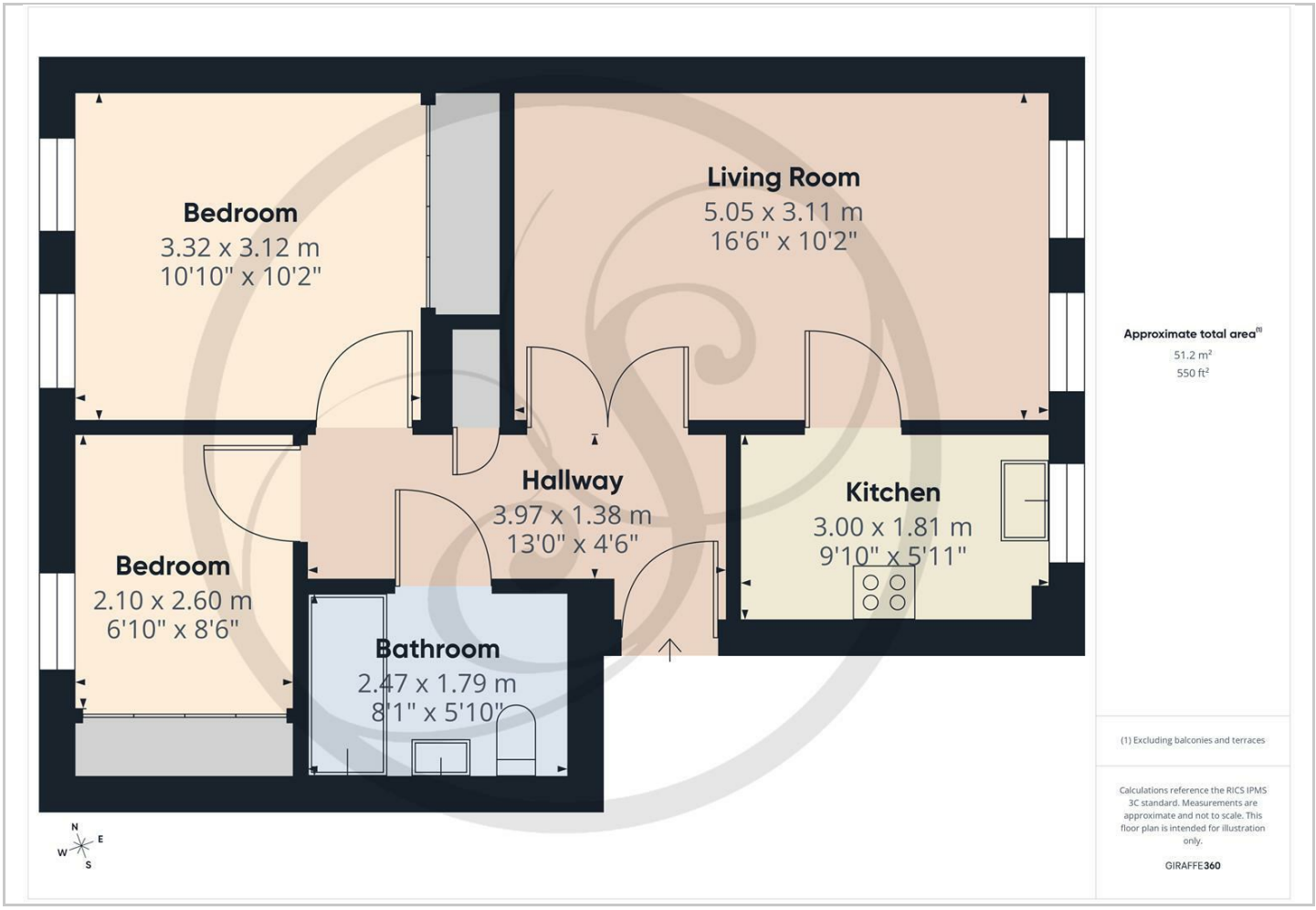
Hybrid Map



Terrain Map



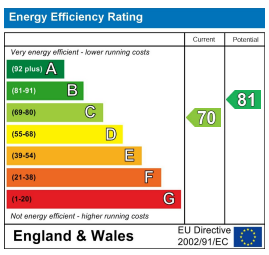
Floor Plan

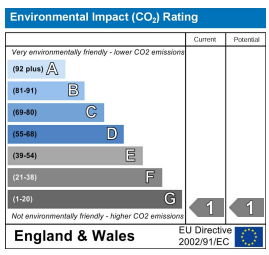


Viewing

Please contact our Chapel Allerton Sales Office on 0113 237 0999 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph





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 firms employment has the authority to make or give any representation or warranty in respect of the property.

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