



Harehills Lane, Leeds LS9 6LQ

welcome to

Harehills Lane, Leeds

A three-bedroom semi-detached property offering a generous layout with excellent potential. The home benefits from both front and rear gardens, along with a driveway and garage. Overall, it's a great property with plenty of scope for further improvement. Located in the LS9 area.



Harehills Lane

Ground Floor

Porch

Step in through the front door into a porch area, complete with double-glazed windows — an ideal spot for extra storage.

Hallway

In the hallway, stairs to the left lead up to the first floor, with useful understairs storage beneath. Toward the rear right of the hallway, a door provides access to the kitchen/diner and the lounge.

Lounge

The lounge is well sized and benefits from a large front double-glazed window and ceiling coving. A media wall provides space for a TV and includes a feature fire. The room flows into the kitchen/diner, creating an open and sociable living space.

Kitchen / Diner

The kitchen/diner is generously sized and includes a double-glazed window and French doors leading out to the rear garden. It features ceiling spotlights and a fitted radiator. The kitchen offers ample wall and base units, a sink with drainer, a gas hob with extractor above, and integrated appliances. Tiled splashbacks complete the space.

First Floor

Bedroom One

Located at the rear, this good-sized room features a double-glazed window, a fitted radiator, and built-in wardrobes.

Bedroom Two

Located at the front of the property, this good-sized room features a double-glazed window, a fitted radiator, and built-in wardrobes spanning an entire wall.

Bedroom Three

Located at the front of the property, this room features a double-glazed window, a fitted radiator, and built-in wardrobes.

Bathroom

The bathroom features rear and side double-glazed windows, a large fitted radiator, a Jacuzzi bath with an overhead dual shower, a built-in sink with storage beneath, and a toilet. The walls and floor are fully tiled, and an extractor fan is also installed.

Outside

The front of the property features a driveway that extends along the side of the house, with the frontage being partly paved and partly lawned. At the end of the driveway sits a single detached garage. A side gate provides access to the rear garden, which offers a partly paved patio area with the remainder laid to lawn.



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welcome to

Harehills Lane, Leeds

- THREE BEDROOM
- SEMI DETACHED
- DRIVEWAY AND GARAGE
- OPEN PLAN KITCHEN / DINER
- FRONT AND REAR GARDEN

Tenure: Freehold EPC Rating: C
Council Tax Band: B

offers over

£230,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
OAK109597 - 0004

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