HUNTERS®

HERE TO GET *you* THERE

Clifton Place

Pudsey, LS28 7EE

Offers In The Region Of £100,000

1 1 1 E

Council Tax: B

12 Clifton Place

Pudsey, LS28 7EE

Offers In The Region Of £100,000

- Immaculate one-bedroom apartment
- Central Pudsey location close to amenities
- Bright double bedroom with ample space
- Contemporary bathroom with P-shape bath and shower
- Ready to move into!
- Excellent transport links to Leeds and Bradford
- Well-presented reception room & kitchen
- Intercom entry system for added security
- Communal gardens and allocated parking
- Council tax band 'B'

For sale is this IMMACUALTE one-bedroom APARTMENT, perfectly positioned in the heart of Pudsey. This property is ideally suited to first time buyers, couples, or downsizers seeking a central location with excellent local amenities.

The apartment features a bright DOUBLE BEDROOM, with plenty of space for a double bed. The well-presented, galley style KITCHEN provides ample wall and base units, along with practical space for white goods. A CONTEMPORARY BATHROOM suite offers a p-shape bath with shower over, heated towel rail, and a frosted window for privacy.

The RECEPTION ROOM serves as the heart of the home, benefiting from DUAL ASPECT sunshine with fitted blinds. There’s also space for a comfortable study area, and plush carpets throughout add to the warm atmosphere.

Additional practicalities include an intercom entry system for security, communal gardens, as well as ALLOCATED PARKING, which is a valuable benefit in this central location.

Step outside and you’ll find Pudsey’s bustling high street only a short WALK away, with a variety of cafés, restaurants, independent shops and the popular Pudsey Market. For green spaces, PUDSEY PARK is just around the corner, offering lovely gardens and recreational facilities. Commuters will appreciate EXCELLENT public transport links, with Pudsey railway station offering direct services to Leeds and Bradford—journeys take around 10-15 minutes. Bus services run regularly through the town, connecting you to surrounding areas.

Council tax is band B. This apartment is READY TO MOVE INTO and offers practical living in a fantastic Pudsey location.

Tel: 0113 257 6198

KITCHEN/BREAKFAST ROOM
12'0" x 6'3" (3.68m x 1.91m)

LIVING ROOM
18'4" x 12'0" (5.59m x 3.68m)

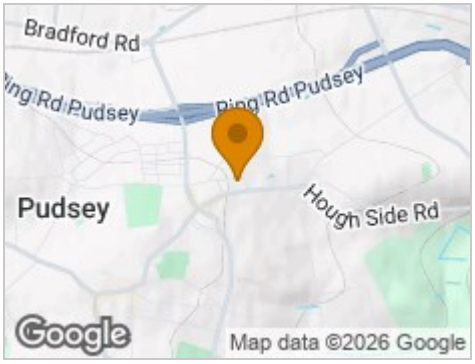
BEDROOM
9'6" x 8'8" (2.92m x 2.66m)

BATHROOM
8'8" x 6'3" (2.66m x 1.91m)

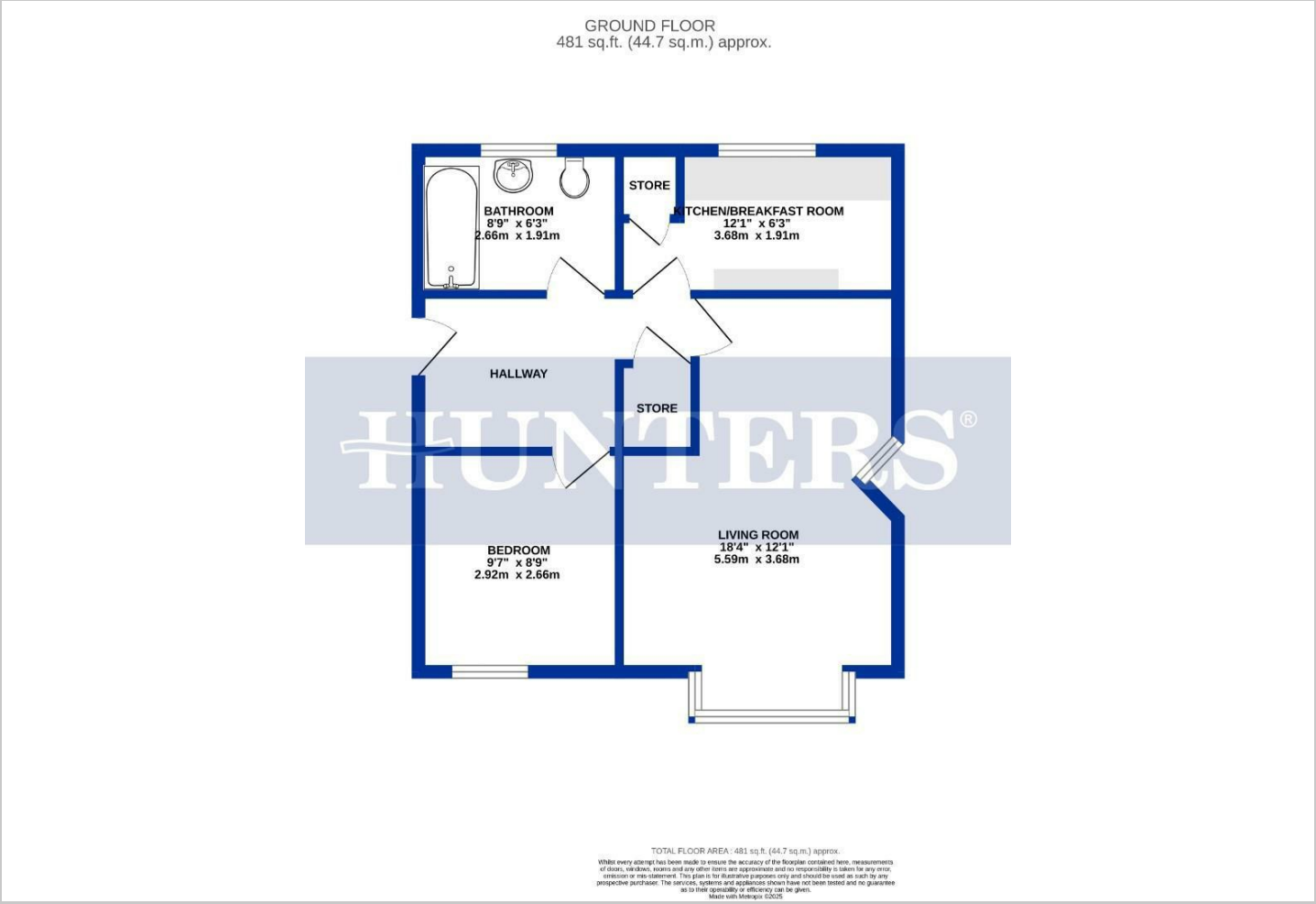
Road Map

Hybrid Map

Terrain Map



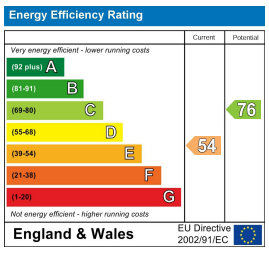
Floor Plan

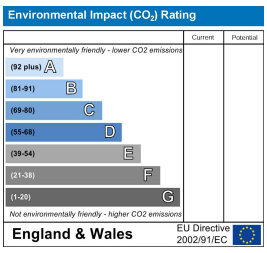


Viewing

Please contact our Hunters Pudsey Office on 0113 257 6198 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph





These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.
THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

11 Church Lane, Pudsey, Leeds, LS28 7LD
Tel: 0113 257 6198 Email: pudsey@hunters.com https://www.hunters.com