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**Dobson**



**25 Fairburn Drive**  
Garforth, Leeds, LS25 2AR

**£310,000**

# 25 Fairburn Drive

Nestled in the charming neighbourhood of Fairburn Drive, Garforth, Leeds, this exquisite two-bedroom semi-detached house offers a perfect blend of modern living and stylish design. Recently refurbished from top to bottom, the property boasts an incredible extended Kitchen/Diner, complete with a central island and luxurious quartz worktops, making it an ideal space for both cooking and entertaining.

As you enter, you are welcomed by a large, bright, and airy lounge that exudes warmth and comfort, enhanced by elegant oak doors throughout the home. The ground floor also features a convenient downstairs shower room, adding to the practicality of the layout. Upstairs, you will find two spacious double bedrooms, each designed to provide a peaceful retreat, alongside an amazing bathroom that showcases a free-standing bath and a rainfall shower, perfect for unwinding after a long day.

The outdoor space is truly a highlight of this property. The tropical rear garden is a delightful oasis, featuring exotic planting and several separate seating areas, ideal for enjoying the sunshine. A summerhouse, bar area, and outdoor BBQ and pizza kitchen make this garden perfect for hosting gatherings with family and friends. Additionally, the property includes versatile storage areas and a garage workshop, providing ample space for all your needs. There is also a driveway for multiple cars complete with a Ohme EV charger.

This stunning home is not just a place to live; it is a lifestyle choice, offering comfort, elegance, and a touch of luxury in a desirable location. Don't miss the opportunity to make this remarkable property your own.

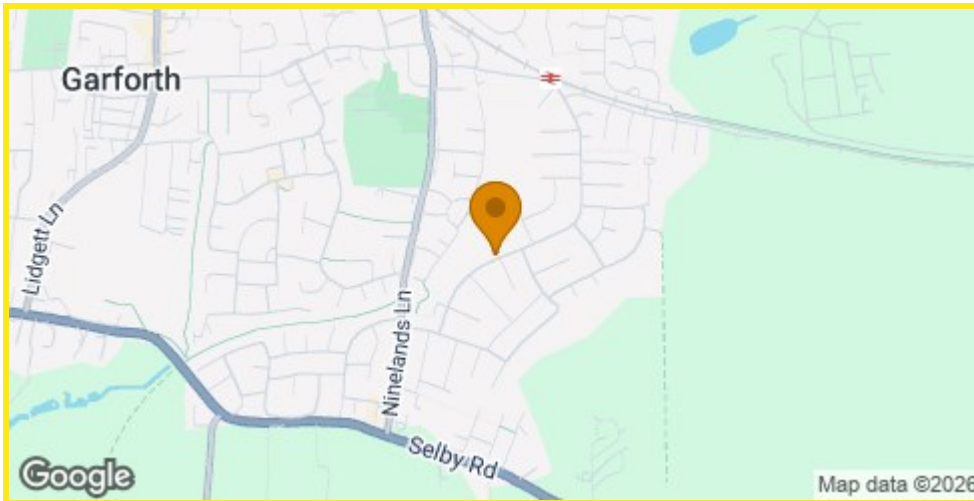




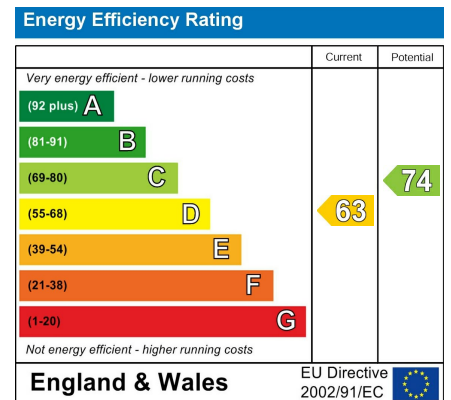
# Floor Plan



## Area Map



## Energy Efficiency Graph



## Directions

From the A63 Leeds/Selby Road turn into Garforth on Ninelands Lane by the Fire Station. Take the first turning right off Ninelands Lane on to Hazelwood Avenue, then first left on to Fairburn Drive. Alternatively from Garforth Main Street turn on to Church Lane between the Library and the Medical Centre. Follow Church Lane to the 'T' junction. Turn right on to Ninelands Lane, then immediately left on to Green Lane, which turns into Fairburn Drive.

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