

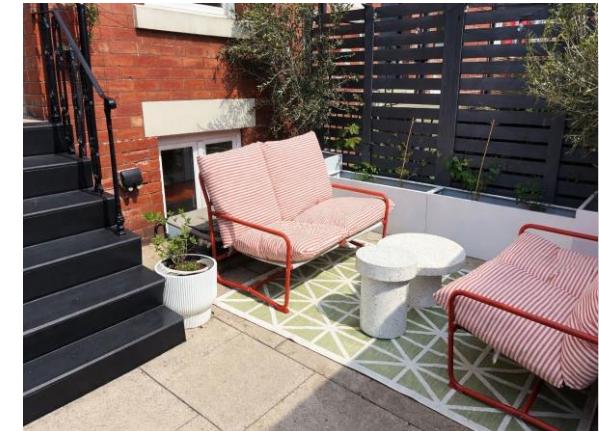


Potternewton Lane, Leeds LS7 3LW

welcome to

Potternewton Lane, Leeds

This property is truly not to be missed—a stunning five-bedroom, two-bathroom home arranged over four floors, showcasing striking features throughout. Original wooden flooring, high ceilings with elegant coving, and a generous layout give the home exceptional character and charm.



Potternewton Lane Entrance Hallway

A warm and inviting entrance leads into a bright, spacious hallway, enhanced by a fitted radiator, elegant ceiling coving, and stylish herringbone flooring.

Lounge

The stunning lounge boasts an impressive bay window, beautiful original wood flooring, and a charming log burner. Elegant ceiling coving, a fitted radiator, and a well-proportioned layout complete the space.

Kitchen / Diner

The kitchen-diner is an impressive, generously sized space—ideal for family life or entertaining. Its beautiful layout is enhanced by two large double-glazed sash style windows and an external door with an additional window, filling the room with natural light. Charm flows effortlessly into modern design, with generous wall and base units finished with elegant worktops. A striking brick chimney breast creates a beautiful focal point, while original wooden flooring and classic ceiling coving enhance the room's timeless character.

First Floor

Bedroom Two

A spacious room enhanced by a double-glazed sash style window, a fitted radiator, classic ceiling coving, original wooden flooring, and a fireplace that serves as a focal point.

Bedroom Three

A generously sized room featuring a double-glazed sash style window, a fitted radiator, soft carpeted flooring, and classic ceiling coving.

Bedroom Four

Located at the front of the property, this room features a double-glazed sash style window, a fitted radiator, and beautiful original wooden flooring.

Shower Room

The shower room includes a rear double-glazed window, a fitted radiator, and a spacious shower cubicle, along with a toilet and a vanity sink offering built-in storage. Partly tiled walls and an extractor fan complete the space.

Second Floor Bedroom One

Features a front double-glazed sash style window, a fitted radiator, and original wooden flooring, all set within a unique layout that offers great space.

Bedroom Five

A good-sized room featuring a double-glazed roof window, a fitted radiator, and comfortable carpeted flooring.

Bathroom

A stunning bathroom showcasing a double-glazed ceiling window, a fitted radiator, and a bath with an overhead shower. It also includes a toilet, and a vanity sink with built-in storage, complemented by a tiled floor and partly tiled walls.

Basement Office

Located in the basement, this generous room features a rear double-glazed window, a fitted radiator, ceiling spotlights, and stylish herringbone flooring. Its excellent size makes it suitable for a variety of uses.

Family Room

Located in the basement, this spacious room features a front double-glazed window, a fitted radiator, stylish herringbone flooring, and ceiling spotlights. Built-in cupboards provide valuable additional storage, making the space versatile for a wide range of uses.

Utility Room

Located in the basement, this spacious room features stylish herringbone flooring, ceiling spotlights, and a sink with drainer. Currently used as a utility room, it offers excellent versatility and provides great

additional storage space.

Outside

The property offers both front and rear gardens. The front garden is partly laid to lawn with hedging to the boundary, creating a welcoming approach. The rear garden features a paved area with steps leading to the back door and is fully enclosed by a wall, fencing, and a secure gate. Both the front and rear spaces are designed for low maintenance.



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welcome to

Potternewton Lane, Leeds

- END THROUGH TERRACE
- FIVE BEDROOMS
- RENOVATED BASEMENT
- CHARMING ROOMS THROUGHOUT ALL FOUR FLOORS
- STUNNING OPEN PLAN KITCHEN/ DINER

Tenure: Freehold EPC Rating: D

Council Tax Band: C

offers over

£475,000



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