

HUNTERS[®]

HERE TO GET *you* THERE



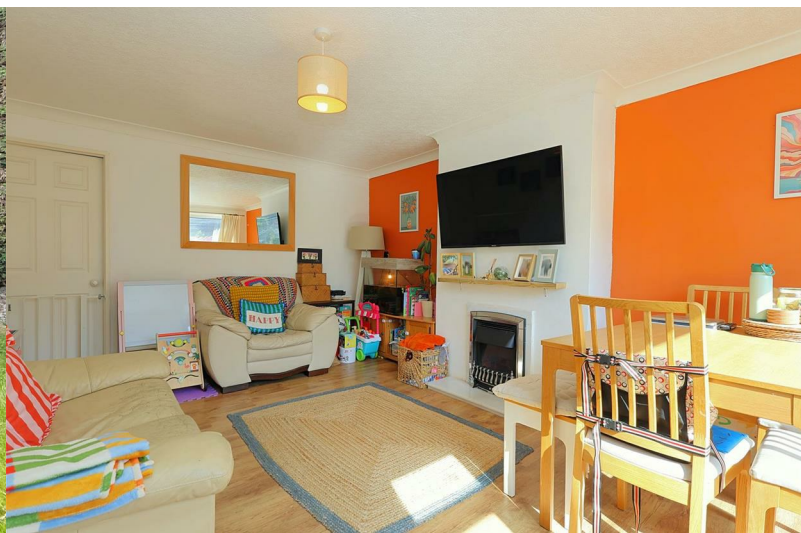
Surrey Grove

Pudsey, LS28 7NH

£230,000



Council Tax: B



4 Surrey Grove

Pudsey, LS28 7NH

£230,000



- Three-bedroom terraced home
- Spacious and ready to move into!
- Convenient access to Owlcotes & New Pudsey railway station
- Quiet nook of central Pudsey
- Practical kitchen diner with garden access
- Bright living room bathed in sunshine
- Separate garage providing useful storage
- Stylish bathroom with bath and shower
- Low-maintenance front and rear gardens
- Close to Pudsey town centre and local schools

Tucked away in a quiet nook of Pudsey, this well-presented three-bedroom terraced home offers a practical layout, low-maintenance gardens and a separate garage, all within easy reach of Pudsey town centre and local amenities. Ready to move straight into, the property is an excellent choice for first-time buyers, couples and young families.

The accommodation begins with a well-proportioned front living room, finished with wood-effect flooring and a feature fireplace. Enjoying plenty of natural light throughout the day, this is a comfortable and inviting space for relaxing.

To the rear is a practical kitchen diner, fitted with a good range of wall and base units and offering space for a dining table. The room also benefits from useful understairs storage and direct access to the rear garden, making it a functional heart of the home.

The first floor provides three well-proportioned bedrooms. The front bedroom is a generous double with neutral décor and a bright, sunny outlook. The second bedroom overlooks the rear garden and includes fitted wardrobes, while also being large enough to serve as the principal bedroom if preferred. The third is a well-sized single room with storage over the bulkhead, ideal as a child's bedroom, guest room or home office.

The bathroom is finished with attractive green tiling and includes a white suite comprising a bath, pedestal wash basin and WC, together with a frosted window providing natural light and privacy.

Outside, to the front there is a single garage in a block close by, which is owned and is useful for extra storage. At the rear there is a landscaped low maintenance garden area that is paved and enclosed by a low timber fence.

New Pudsey railway station can be accessed via a convenient nearby cut-through, providing regular services towards Leeds and Bradford. Bus routes through Pudsey also offer connections across West Yorkshire and into Leeds city centre.

The property is conveniently located close to Pudsey town centre, which offers a wide range of supermarkets, independent shops, cafés, pubs and everyday amenities. Pudsey Park and Queens Park are also nearby, providing open green spaces, gardens and play areas, while the area is well regarded for its choice of local schools.

An immaculate and well-located home offering versatile accommodation, useful outside space and excellent transport links. Early viewing is highly recommended.

Tel: 0113 257 6198

LIVING ROOM

16'5" x 11'8" (5.02m x 3.57m)

KITCHEN

14'9" x 7'1" (4.52m x 2.17m)

BEDROOM ONE

13'8" x 8'4" (4.17m x 2.56m)

BEDROOM TWO

9'11" x 8'4" (3.04m x 2.56m)

BEDROOM THREE

10'5" x 6'3" (3.18m x 1.91m)

BATHROOM

5'10" x 5'6" (1.80m x 1.69m)



Road Map



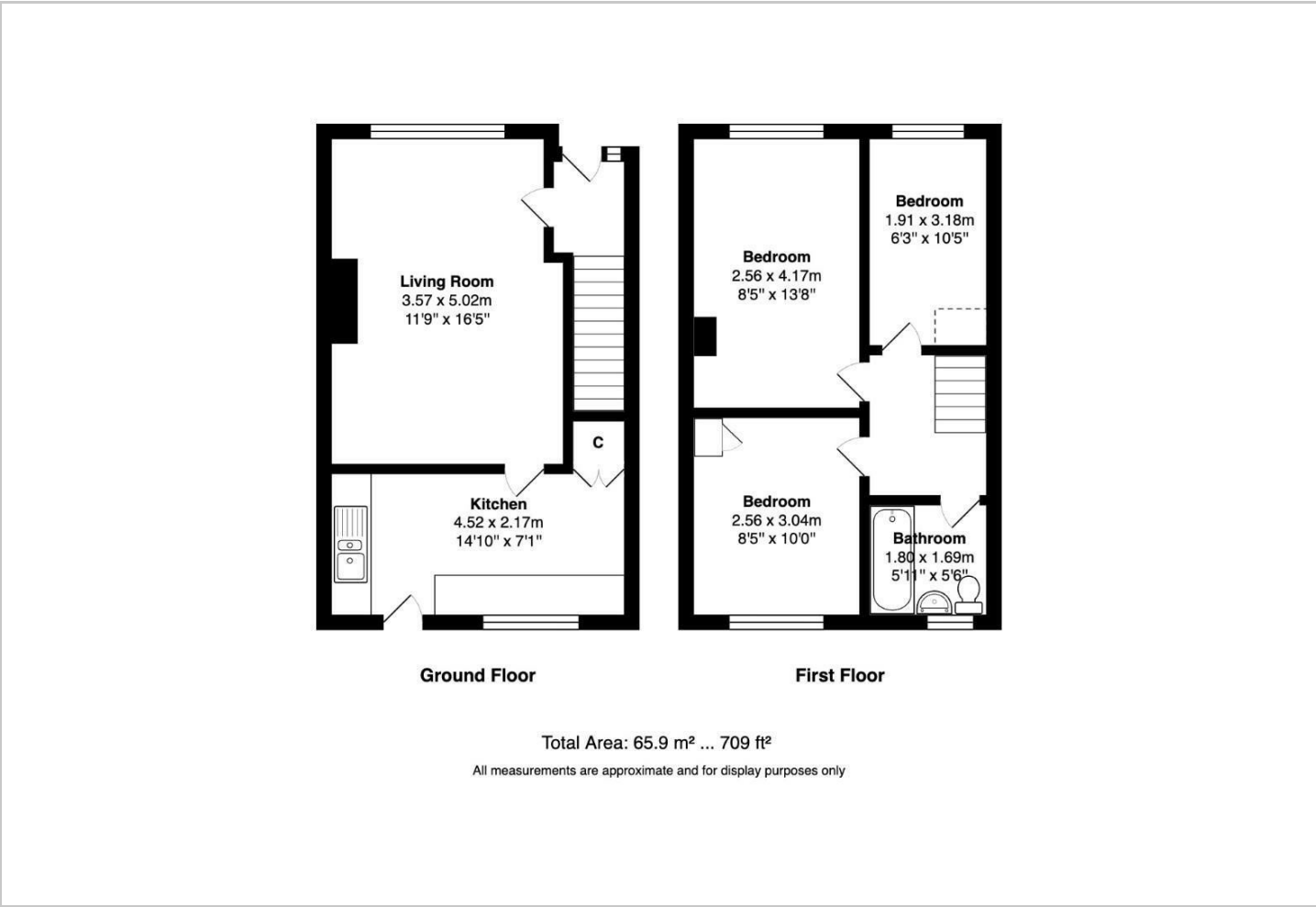
Hybrid Map



Terrain Map



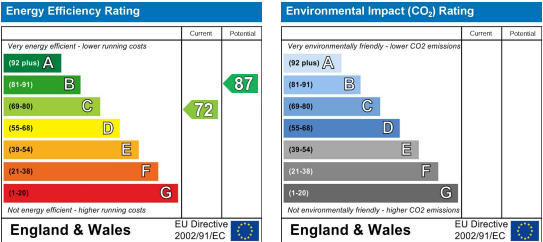
Floor Plan



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.