



## Allanfield Terrace, Wetherby, LS22 7QG

- TWO BEDROOM MID TERRACE HOME
- OPEN PLAN LIVING
- JULIETTE BALCONY IN MASTER BEDROOM
- TASTEFULLY DECORATED
- KITCHEN WITH CENTRAL ISLAND
- EPC C/ TAX BAND B

**Asking Price £220,000**



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## DESCRIPTION

Hunters Wethebry are proud to market this two-bedroom mid-terrace home, situated in the desirable town of Wetherby. This tastefully decorated property offers a delightful living experience.

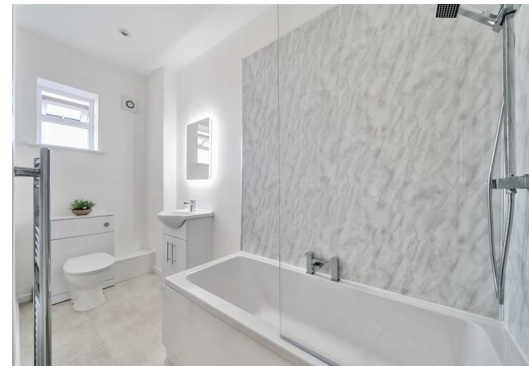
The open plan design seamlessly integrates the lounge and kitchen areas, creating a spacious and fluid living space that is ideal for modern living. The lounge area provides a comfortable retreat, perfect for relaxation or entertaining guests.

The modern kitchen area is a true highlight of this property. It showcases the central island, creating a focal point that effortlessly combines functionality and style and a range of fitted wall and base units, providing ample storage space. The integrated appliances, including a gas hob and electric oven, dishwasher, and fridge freezer, offer convenience and style, this kitchen is sure to impress.

The property comprises two well-proportioned bedrooms, the master bedroom is a true sanctuary, boasting a delightful Juliette balcony that floods the room with natural light. The recently replaced modern house bathroom consists of shower over bath, low level w/c and vanity unit.

As you step into the rear of the property, you are met with a graveled area surrounded by a fence, ideal for low-maintenance.

In summary, this two-bedroom mid-terrace home in Wetherby presents an exceptional opportunity for those seeking a stylish and comfortable living space. With its tasteful decor, open plan lounge kitchen, and convenient location, this property is sure to impress. Don't miss the chance to make this delightful residence your own and enjoy all that it has to offer.

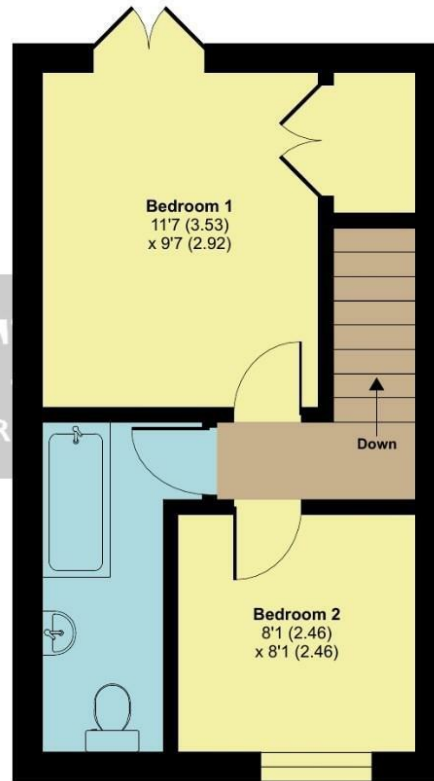
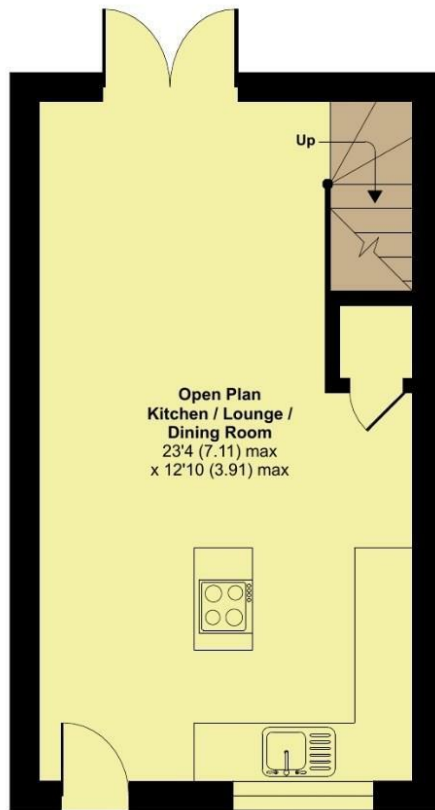




## Allanfield Terrace, Wetherby, LS22

Approximate Area = 596 sq ft / 56 sq m

For identification only - Not to scale



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### Viewings

Please contact [wetherby@hunters.com](mailto:wetherby@hunters.com), if you wish to arrange a viewing appointment for this property or require further information.

### Valuations

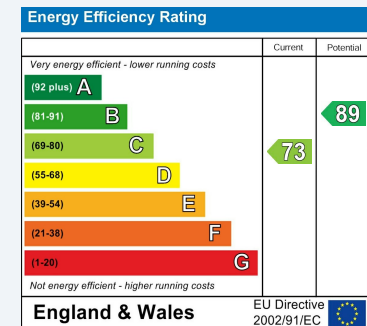
For a valuation of your property, please email the team with your property details, contact information and the times you are available.



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## ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



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.

