



Stoneacre
Properties

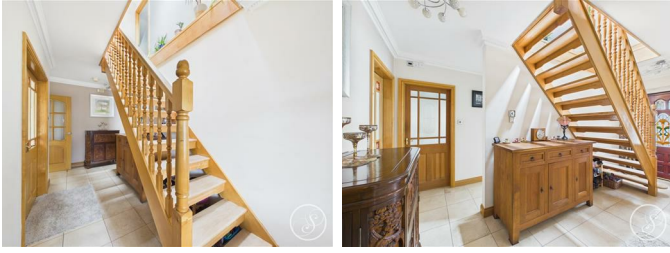


Templegate Road, Leeds, LS15 0HE

£535,000

Situated on Templegate Road is this remarkable property that offers an abundance of space and flexibility, making it ideal for larger families or those seeking a well-appointed home. The residence boasts four generously sized bedrooms and two bathrooms, ensuring comfort and convenience for all occupants. Upon entering, you are greeted by a welcoming hallway with a staircase leading to the first floor. The living room, adorned with a charming stove and a large front window, provides a warm and inviting atmosphere. The heart of the home is undoubtedly the Joseph James fitted dining kitchen, which showcases stunning granite work surfaces, an island, and French doors that open to the rear garden, perfect for entertaining or enjoying family meals. The ground floor also includes a utility room, two versatile double bedrooms, one of which can easily serve as a reception room or a home office, alongside a luxurious four-piece bathroom complete with a roll-top bath and high flush W.C. Ascending to the first floor, you will find a spacious landing with a skylight, leading to the master bedroom that boasts fitted drawers and bedside cabinets made by Joseph James. The master bedroom connects to a home office/dressing room where there is an abundance of storage space and oak wardrobes. In addition the first floor has a further double bedroom with fitted wardrobes and storage. A modern shower room with a stylish three-piece suite completes the upper level. Externally, the property is complemented by a generous driveway that provides ample off-street parking and leads to an integral double garage with an electric door, equipped with power. This home is ready for you to move in and enjoy, offering a perfect blend of modern living and comfort in a desirable location.

Entrance Hall



Stunning entrance hallway with entrance door to the front, travertine flooring, staircase rising to the first floor

Lounge



To the front is a beautiful large window that allows ample of light. There is also a stove with feature oak beam. Double doors leading out to the entrance hall.

Kitchen/Diner



Fitted with a stunning range of Joseph James wall and base units with granite worksurfaces over. In addition there is an Island that provides additional space for dining and integrated appliances that include a microwave and wine fridge. Ample space for a large family dining table. French doors that lead out to the garden and access into a utility room.

Utility Room



Fitted utility room with granite work surfaces and a window to the rear. Access into the double integral garage.

Bedroom



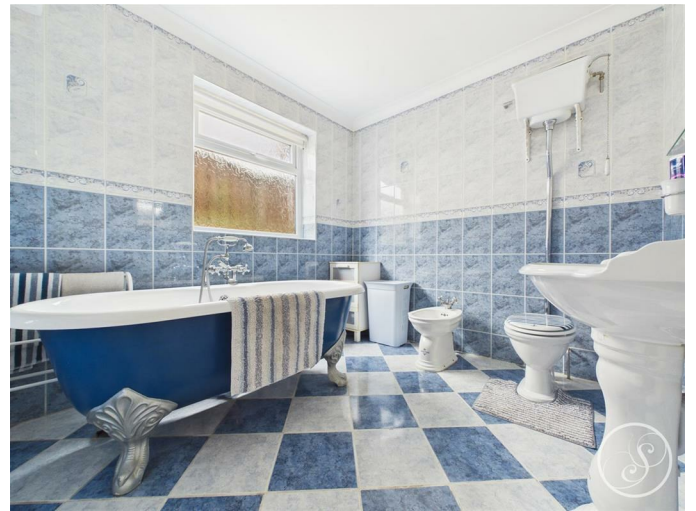
This double room boasts a double glazed window to the front and a central heating radiator.

Bedroom



This double room is currently used as a home office with sitting area. To the rear is a double glazed window. Central heating radiator.

Bathroom



This stunning four piece suite comprises of a large roll top bath, high flush wc, bidet and an ornate wash hand basin. In addition there is a double glazed window and tiling.

First Floor Landing



Providing access into bedrooms and shower room.

Master Bedroom



This stunning master bedrooms offers an abundance of space and fitted storage. Its also provides access to a large office/dressing room.

Office/Dressing Room



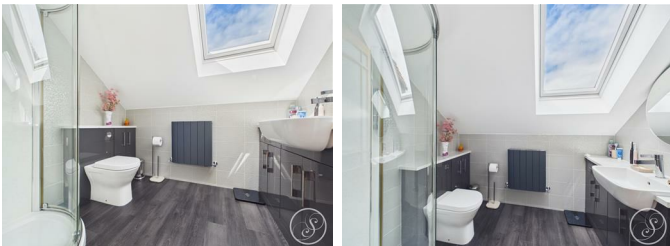
Leading off from the master bedroom is this wonderful office/dressing room with ample built in storage.

Bedroom



Double room with lots of built in storage.

Shower Room



Fitted with a modern suite comprising of a shower, vanity wash hand basin and wc.

External



This stunning home sits upon a fabulous plot. To the front is parking for multiple cars. To the rear is a beautifully maintained garden.

Double Garage

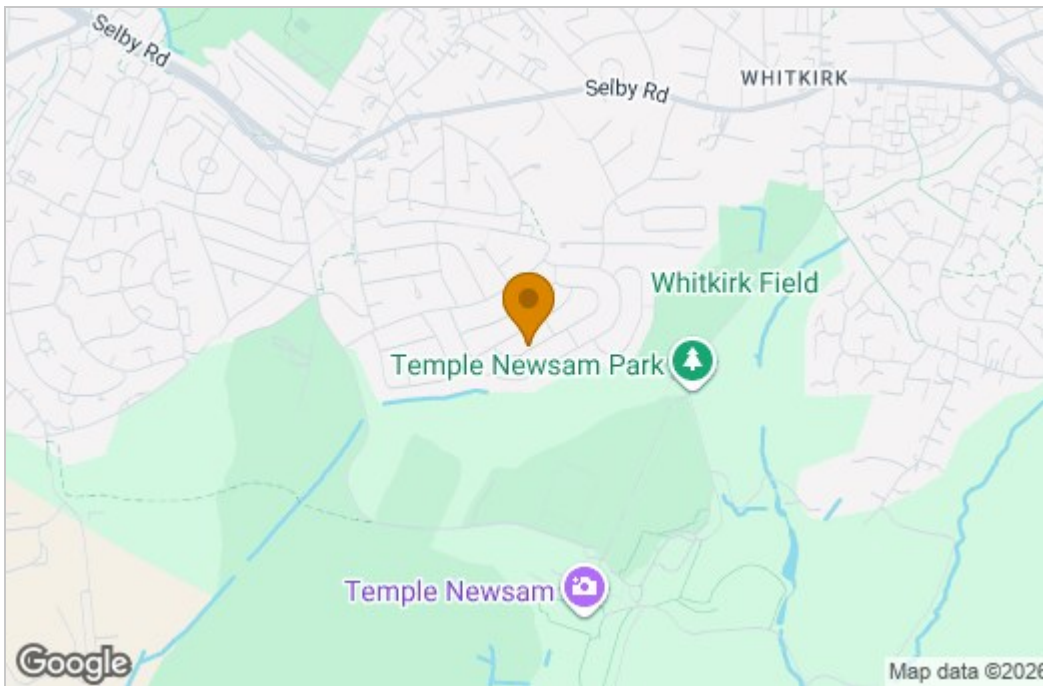


Power and light. Electric door to front. Door leading into utility room.

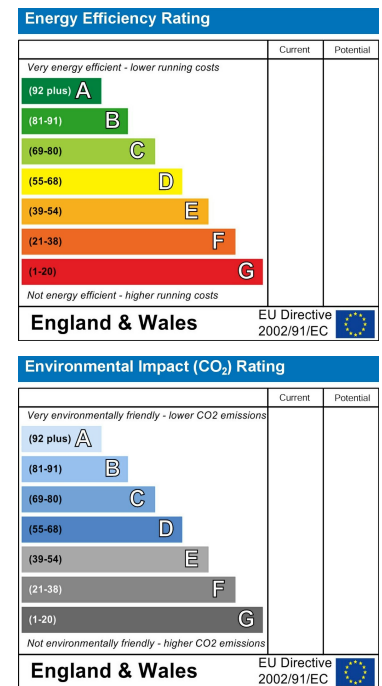
Floor Plan



Area Map



Energy Efficiency Graph



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