

# HUNTERS<sup>®</sup>

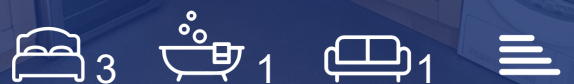
HERE TO GET *you* THERE



## Carr Manor View

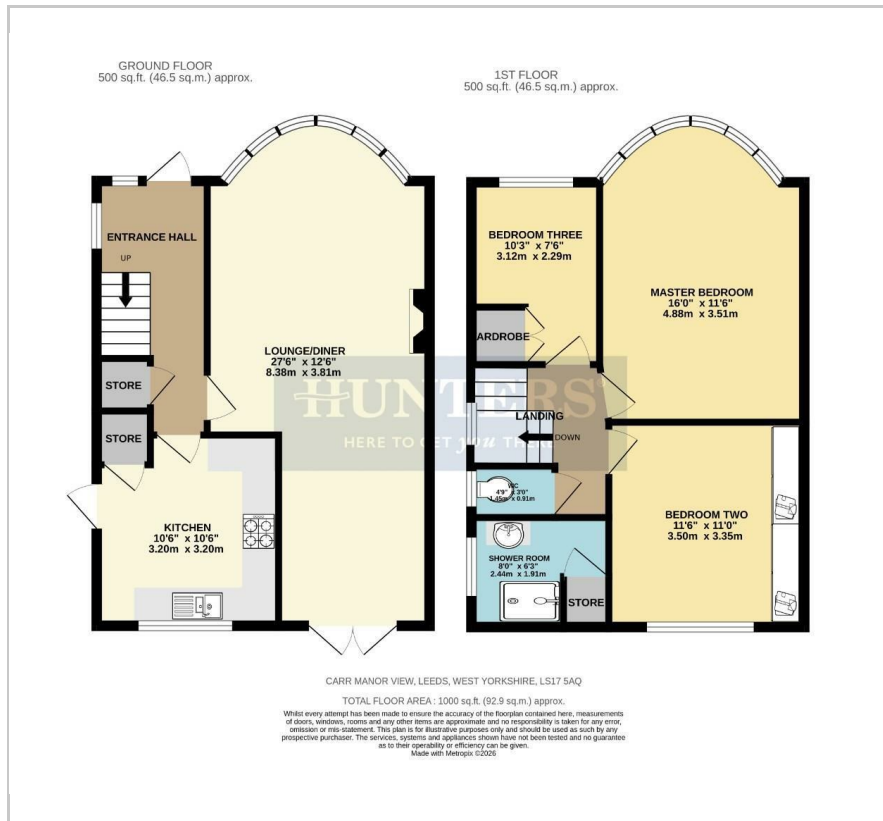
Leeds, West Yorkshire, LS17 5AQ

£1,500 Per Month



Council Tax: C

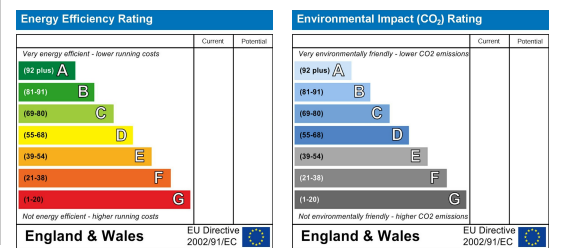
## Floor Plan



## Area Map



## Energy Efficiency Graph



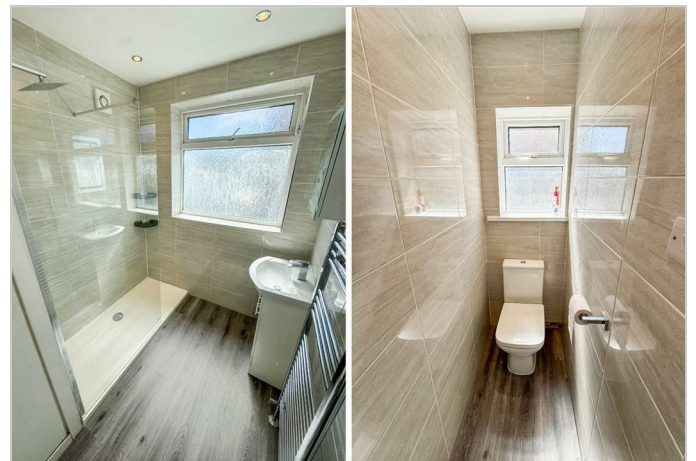
## Viewing

Please contact our Hunters North Leeds Lettings Office on 0113 268 0242 if you wish to arrange a viewing appointment for this property or require further information.

- GREAT FAMILY HOME
- THREE BEDROOMS
- GATED DRIVEWAY
- LOUNGE DINING ROOM & SEPARATE KITCHEN
- UNFURNISHED
- SEMI-DETACHED HOUSE
- GARDENS TO THE FRONT AND REAR
- GARAGE
- AVAILABLE NOW
- HOLDING DEPOSIT REQUIRED

GREAT FAMILY HOME - SEMI-DETACHED HOUSE – THREE BEDROOMS – GARDENS TO THE FRONT AND REAR – GATED DRIVEWAY – GARAGE – LOUNGE DINING ROOM – SEPARATE KITCHEN - AVAILABLE NOW – UNFURNISHED – HOLDING DEPOSIT REQUIRED

A great family home, this three bedroom semi-detached house is available now and is unfurnished. Located on the always popular Carr Manor estate, the property is close to good and outstanding schools, shops, parks, pubs, restaurants, cafes, bars and transport links to name just some of the great amenities close by. There are gardens to the front and rear as well as a driveway and detached garage, externally. Internally, it briefly comprises; entrance hall, lounge dining room and kitchen on the ground floor. On the first floor there are three bedrooms, shower room, separate w/c and landing. Energy Rating - TBC



## MATERIAL INFORMATION

**Tenure:**  
**Lease Years Remaining:**  
**Annual Ground Rent:**  
**Review Period:**  
**Review Increase:**  
**Service Charge:**  
**Shared Ownership:**  
**Ownership Share:**

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.