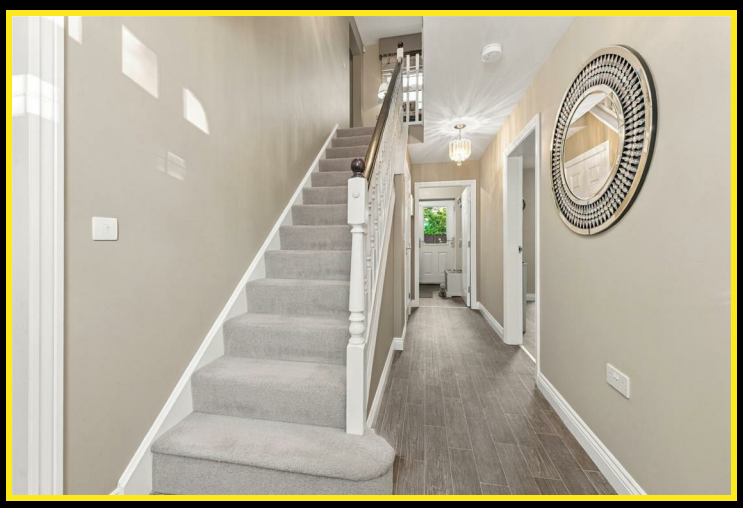
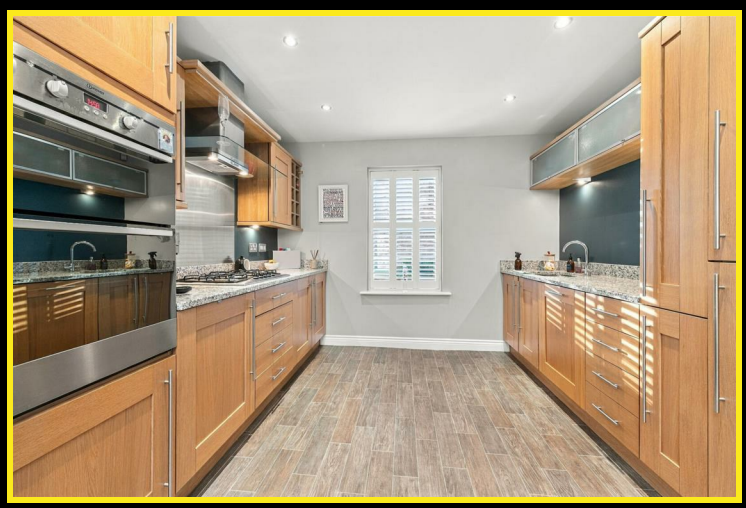
Mike Dobson







17 The Limes

South Milford, Leeds, LS25 5NH

Price Guide £600,000

17 The Limes

Perfectly situated within the prestigious gated community of The Limes in South Milford, Leeds, this remarkable semi-detached house offers an exceptional lifestyle in a tranquil setting. With a guide price from £600,000 to £625,000, this impressive three-storey residence with no expense spared boasts six generously sized bedrooms and four well-appointed bathrooms making it an ideal family home.

Upon entering, you are greeted by a spacious hallway that leads to an open-plan kitchen and dining area, featuring integrated appliances, a five-ring gas hob, and elegant granite worktops, with patio doors that seamlessly connect to the private rear garden, perfect for entertaining or enjoying quiet moments outdoors. A separate utility room provides ample storage and houses an Ideal boiler, with an additional door leading to the garden.

The expansive lounge, which spans from the front to the back of the property, is adorned with exquisite decor and a cosy gas fireplace, creating a warm and inviting atmosphere. The second floor hosts three double bedrooms, one of which is currently utilised as a second lounge/diner, alongside a large double bedroom and a modern ensuite with a double walk-in shower. A well-appointed family bathroom completes this level, ensuring comfort for all.

The third floor offers another three double bedrooms, including one with a dressing area and ensuite, alongside a family bathroom. Additional storage is available on the landing, enhancing this home.

Outside, the property features a separate 1.5 detached garage and a beautifully landscaped private garden with patio areas and a lush lawn, ideal for family gatherings or peaceful relaxation. The driveway accommodates multiple vehicles, adding to the convenience of this splendid home.

Situated in a highly desirable location, this property is close to excellent schools amenities, making it a rare find in today’s market. This exquisite home truly embodies luxury living









South Milford, Leeds, LS25 5NH







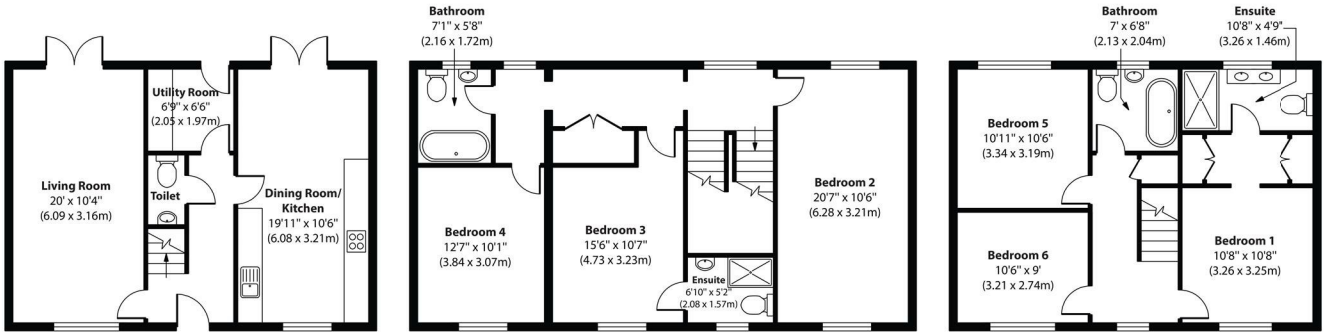






Floor Plan

17 The Limes LS25 5NH



Ground Floor
Approximate Floor Area
581 sq. ft
(53.94 sq. m)

First Floor
Approximate Floor Area
801 sq. ft
(74.40 sq. m)

Second Floor
Approximate Floor Area
581 sq. ft
(53.94 sq. m)

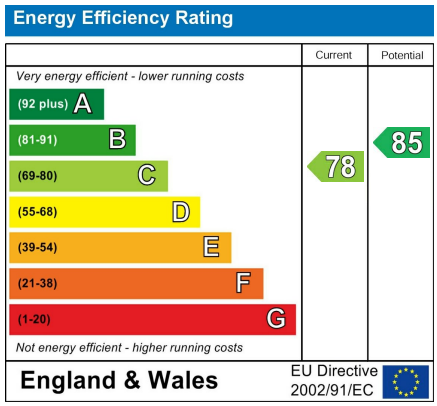
Approx. Gross Internal Area 1963 sq ft / 182.28 sq m

Illustration for identification purposes only. measurements are approximate. not to scale.

Area Map



Energy Efficiency Graph



Directions

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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