



6 EAST MOOR ROAD
LEEDS, LS8 1AE

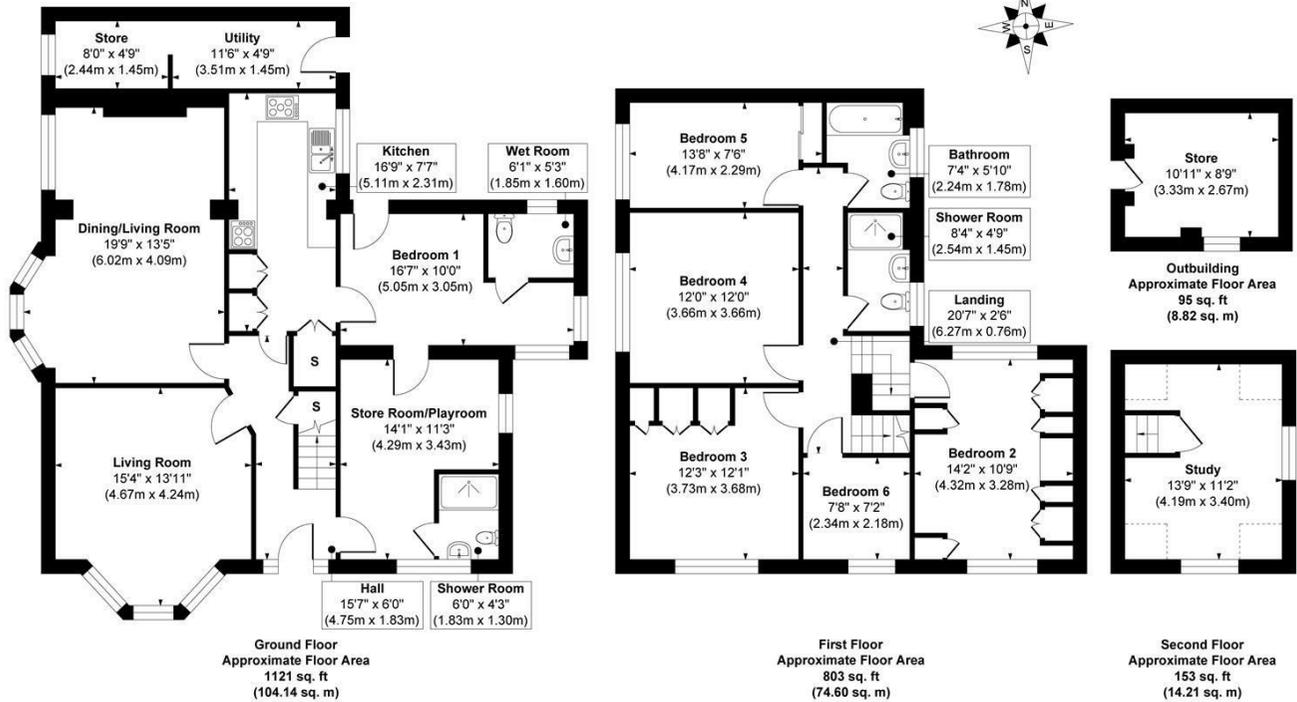
£695,000
FREEHOLD

Monroe is delighted to present this six-bedroom family home in Roundhay, offering a generous living space in one of Leeds' most sought-after residential areas. Thoughtfully arranged to suit modern family life, the property features spacious reception rooms, a contemporary kitchen ideal for entertaining, and well-proportioned bedrooms providing flexibility for growing families or home working.

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East Moor Road, Leeds, LS8 1AE



Approx. Gross Internal Floor Area 2172 sq. ft / 201.77 sq. m (Including Outbuilding)

Illustration for identification purposes only, measurements are approximate, not to scale.
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	
		81	85

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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