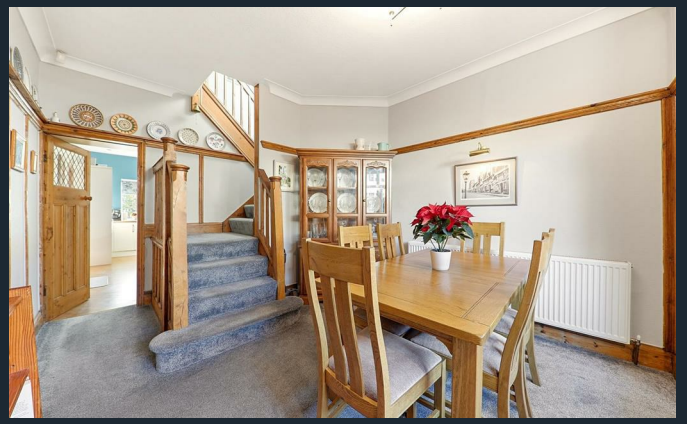
CORNERSTONE

14 Moor Park Drive, Far Headingley, Leeds, LS6 4BX







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14 Moor Park Drive

Guide Price £499,950

The Introduction

The First Viewings Are On Saturday 21st November 2026 by appointment.

Cornerstone are delighted to offer for sale this handsome four bedroom semi detached family home on Moor Park Drive a beautiful tree lined street in the popular suburb of Far Headingley. Built in 1921 and much loved by the current owners for more than 30 years, this beautiful home sits behind mature hedging, with some distinctive mock Tudor detail and a broad double glazed bay window. Inside, the accommodation has vast open reception rooms with generous proportions coupled with plenty of character and charm. The kitchen is a real centre piece to this home with its Range Master freestanding range oven and its island.

Video Tour

Please click the link to view the video tour - https://youtu.be/z-ntrow4BNc

Far Headingley

The old village is still recognisable in the stone walls along Cottage Road, the traditional pubs around Weetwood Lane and the spire of St Chad's Church. Within walking distance of the house is Cottage Road Cinema, one of the oldest cinemas in the country. It opened as the Headingley Picture House in 1912 and still occupies the building.

Far Headingley has plenty to make a weekend close to home. There's breakfast and coffee at Loaf on Otley Road, cheese and wine from Bottle Chop on Weetwood Lane, and the New Inn sits opposite the cinema for a drink before a film.

Meanwood, Weetwood and Headingley

A footpath at the top of Moor Park Drive gives access to the Donkey Steps and Hollin Drive, offering a route on foot towards Meanwood Park. Three Cottages Cafe sits on the Meanwood Valley Trail in the park, and the trail continues north through the valley towards Golden Acre Park. In neighbouring Weetwood, The Hollies has woodland paths and displays of rhododendrons and azaleas in the warmer months.

Waitrose on Green Road is handy for the weekly shop, while the shops and places to eat around Otley Road and North Lane give Headingley a livelier pace. Headingley Stadium is home to Yorkshire cricket and Leeds Rhinos, and Beckett Park has open grassland, tennis courts and a children's play area.

Local schools include Weetwood Primary School, and Lawnswood School for secondary education.

Leeds City Centre

Buses along Otley Road connect Far Headingley with Leeds city centre for work, shopping or an evening out. The mosaic floors and covered arcades of the Victoria Quarter are among the city's most distinctive shopping settings, and Leeds Grand Theatre is on New Briggate. Leeds railway station provides connections further afield, while the A660 meets the A6120 Outer Ring Road at Lawnswood for journeys across north Leeds.

The Ground floor
Accessing the property from the front you would enter through double glazed doors into a sizeable and enclosed porch. From here, a paneled timber door leads into the dining room, where the broad bay window looks over the front garden. There is room for a substantial dining table. The dining room has picture rails and a grand timber staircase, with its shaped first step and square newel posts, give this room much of its character.

The lounge runs from front to back and extending almost the length of the property. A commanding fireplace with a timber mantel anchors the room and with so much space this beautiful room really does impress. Glazing at both ends brings in daylight, and the rear door opens directly into the rear garden with its raised terrace.

The kitchen is accessible from both reception rooms. Pale Shaker style cabinetry and wood toned worktops frame a broad central island, with plenty of preparation space and cupboards beneath. A wide double glazed window above the sink looks out over the rear garden, and a tiled recess with in the chimney breast provides space for a Range Master range cooker. The kitchen has timber leaded light door that opens into a sizeable pantry. A second decorative glazed panel door, opens onto the stone flagged passage that leads to front and rear gardens. The reality of everyday living would mean that most people would use the kitchen door to access this home.

The First Floor
A double glazed window above the landing allows daylight onto the landing and its timber balustrades.

The principal bedroom overlooks the rear garden and has fitted sliding wardrobes with a mirrored panel.

The second double bedroom faces the front and again has a full bank of mirrored fitted wardrobes.

The third is also a front facing double.

The fourth bedroom, is currently arranged as a study but it would also make a great bedroom for a child.

A contemporary family bathroom that is finished in large format tiles. A bath and separate glazed shower enclosure sit alongside a vanity basin with storage, a W.C. and a ladder towel radiator. Two obscured glass windows bring in natural light.

The Gardens
Mature hedging and planted borders frame the Indian stone flagged front garden. The paving continues down the side of the house to the rear garden, where the raised Indian stone terrace has room for an outdoor table and seating perfect for enjoying the warmer weather while overlooking the lawn. Flagged steps descend through a planted rockery to the lower garden and its lawn, where established shrubs and hedging bring colour and shape. The rear garden also benefits from a timber shed for storage. A timber gate on the rear boundary leads out onto a path that leads up towards the Donkey Steps towards Meanwood Park or down to Moor Road.

To Conclude
This truly is a brilliant family home in a spectacular location of North Leeds. Viewing is absolutely advised to appreciate this fantastic home.

Important Information
Tenure - Freehold

Council Tax Band D.

1. In accordance with the Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017 (as amended), estate agents are legally required to verify the identity of their applicants and understand the source of any funds used in a property transaction. As part of our due diligence process, all purchasers and individuals providing funds (including any giftor) will be required to provide: Proof of identity, Proof of address and Evidence of the source of funds. We carry out electronic anti-money laundering (AML) checks on all buyers and giftor(s). A non-refundable fee of £40.00 (including VAT) will be charged per individual to cover the cost of these checks. We apply a risk-based approach in line with regulatory requirements. This means the











level of information and documentation we request may vary. In some cases, additional evidence may be required to meet our obligations under the regulations. All requested documentation must be provided in full for us to proceed with the transaction. Failure to comply may result in delays or the inability to continue with the process.

Please note: Where we have knowledge or suspicion that a transaction involves criminal property or money laundering, we are legally required to make a report to the National Crime Agency (NCA).

2. We endeavour to make our particulars accurate and reliable. However, they are only a general guide to the property, and if there is any aspect of our particulars which is of importance to you, please contact the office and we will be happy to check where we reasonably can.

3. Measurements: These approximate room sizes are only intended as general guidance.

4. Services: Please note we have not tested the services or any of the equipment or appliances in this property.

5. These particulars are issued in good faith but do not constitute representations of fact or form part of any offer or contract; the matters referred to in these particulars should be independently verified by prospective buyers. Neither Yorkshire's Finest Leeds Limited T/A Cornerstone Sales & Lettings nor any of its employees or agents has any authority to make or give any representation or warranty about this property.



Ground Floor
Approximate Floor Area
718 sq. ft
(66.67 sq.m)

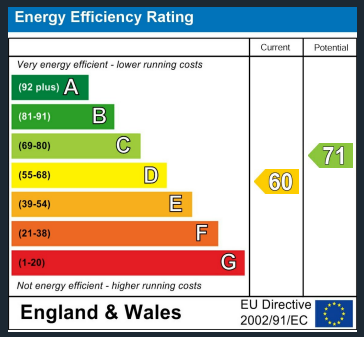
First Floor
Approximate Floor Area
701 sq. ft
(65.16 sq.m)

Approx. Gross Internal Floor Area 1,419 sq. ft / 131.83 sq. m

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Local Authority
Leeds City Council

Council Tax Band
D

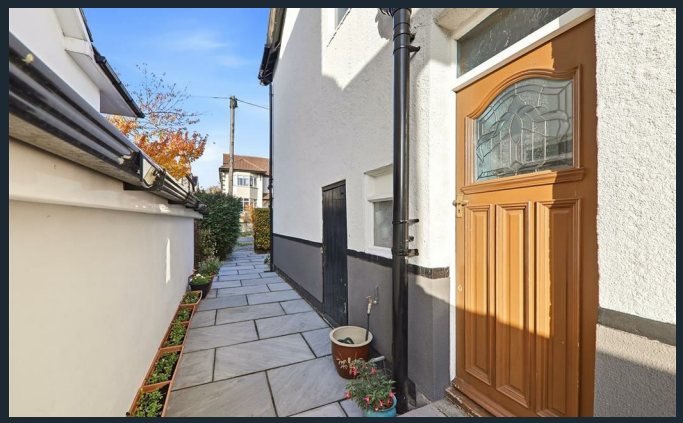




The Property Ombudsman







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