



**Long Field Drive, Halton LEEDS LS15 7UD**

**welcome to**

**Long Field Drive, Halton LEEDS**

JUST BRING YOUR THINGS, and MOVE ON IN! This BEAUTIFUL mid town house is PRACTICAL, PERFECT & READY TO MOVE IN TO and includes an EXCEPTIONAL bathroom and a FANTASTIC dining kitchen! With an enclosed rear garden and a SEPARATE GARAGE, this IMPECCABLE HOME is ready for you to view



## Lounge

Having a composite entrance door to the front aspect, a gas central heating radiator, a media wall with a feature electric fire, a useful under stair storage cupboard, double glazed window to the front aspect, and stairs to the first floor landing.

## Dining Kitchen

Comprising of a modern fitted Wren kitchen featuring a range of both wall and base units with work surfaces over. Includes a sink and drainer with mixer tap, an electric oven with an electric hob, tiling to the splash areas and a cooker hood unit over. Also has an integrated fridge freezer, the gas central heating boiler, and a gas central heating radiator. Double glazed window to the rear and a door leading out to the rear garden.

## First Floor Landing

With stairs rising from the lounge and having an access hatch to the loft space.

## Bedroom One

With a double glazed window to the front aspect, built in wardrobe, and a gas central heating radiator.

## Bedroom Two

With a double glazed window to the rear, and a gas central heating radiator.

## House Bathroom

Consisting of a modern four piece bathroom suite which feature a free standing roll top bath, a shower cubicle, a wash hand basin set within a vanity storage unit, and the low level flush w.c. Also has a heated towel rail, ceiling spotlights, and a double glazed window to the rear aspect.

## Exterior

Externally the property has an open garden to the front with a pathway to the front door, and some mature planting. To the rear is a an enclosed garden space with a decked seating area, and a lawn plus gated access.

## Garage

The property also has a separate garage which has an up and over door, power, and lighting.



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welcome to

## Long Field Drive, Halton LEEDS

- Modern Mid Town House
- Two Double Bedrooms
- Superb Family Bathroom
- Beautifully Presented Throughout
- Enclosed Rear Garden

Tenure: Freehold EPC Rating: C  
Council Tax Band: B

offers over

**£225,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
CGT111757 - 0003

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