



**Raywood Close, Yeadon Leeds LS19 7LB**

**welcome to**

**Raywood Close, Yeadon Leeds**

Well-presented ground floor apartment providing a comfortable and practical living space, featuring one double bedroom. Situated within well-kept communal gardens and conveniently located close to local amenities and transport links. An excellent option for first-time buyers or those looking to down



### **Agents Note**

- 1, The property is of non- standard construction, please seek confirmation of lending ability and liaise with your conveyancer.
- 2, There is a private right of way through the garden.

### **Hallway**

With a useful storage cupboard.

### **Lounge**

A spacious, bright and airy room with a large window allowing a good amount of natural light to flow through.

### **Kitchen**

The kitchen is fitted with a range of wall and base units with work surfaces and spaces for all appliances.

### **Bedroom**

A good size double bedroom with a built in cupboard.

### **Shower Room**

Well presented and fitted with a three piece suite comprising a shower cubicle, wc and hand basin.

### **Outside**

There are well maintained communal gardens and ample on street parking. Additionally there is a useful stone outhouse with electric.

### **Ground Rent**

The ground rent is £235.75 pa



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## Raywood Close, Yeadon Leeds

- GROUND FLOOR APARTMENT
- ONE DOUBLE BEDROOM
- NICELY PRESENTED THROUGHOUT
- WELL MAINTAINED COMMUNAL GARDENS
- CONVENIENT LOCATION

Tenure: Leasehold EPC Rating: C

Council Tax Band: A Service Charge: 235.75

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 125 years from 09 May 2005. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

# £99,000

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Property Ref:  
YEA106439 - 0005

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Please note the marker reflects the postcode not the actual property



william h brown



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