

Stone Brig Green | Rothwell | LS26 0UA £315,000

Three bedroom detached | Council Tax Band C | EPC Rating C

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***EXCEPTIONALLY PRESENTED. ENVIABLE TUCKED AWAY LOCATION. PRIVATE ENCLOSED GARDEN. ***
An immaculate three-bedroom detached house, quietly tucked away in a sought-after Rothwell location in south Leeds.

The property offers one well-proportioned reception room and a stunning fitted kitchen, finished to a high standard and arranged to make excellent use of the space. The layout flows well for everyday living, with the kitchen opening towards the rear, giving easy access to the garden. Three bedrooms provide practical accommodation for a couple, young family or those needing a home office, complemented by a modern family shower room.

Outside, the private enclosed garden is a particular feature. Thoughtfully landscaped with paved terraces and raised seating areas, it provides distinct zones for outdoor dining and relaxing, with fencing and mature greenery creating a good degree of seclusion. To the front, there is a driveway with EV charger and a single garage, offering both parking and useful storage.

Rothwell town centre is within easy reach, offering supermarkets, independent shops, cafés and restaurants. Nearby Springhead Park provides green space, playgrounds and pleasant walks. Families benefit from a choice of well-regarded local primary and secondary schools in the area.

Public transport links are convenient: Leeds city centre is accessible by regular bus services from Rothwell in around 25–30 minutes. Woodlesford railway station is a short drive away, with direct trains to Leeds typically taking about 10–15 minutes and onward connections across West Yorkshire and beyond. The M1 and M62 motorways are also close by, making this an excellent base for commuters. Call us now to arrange your vewing.





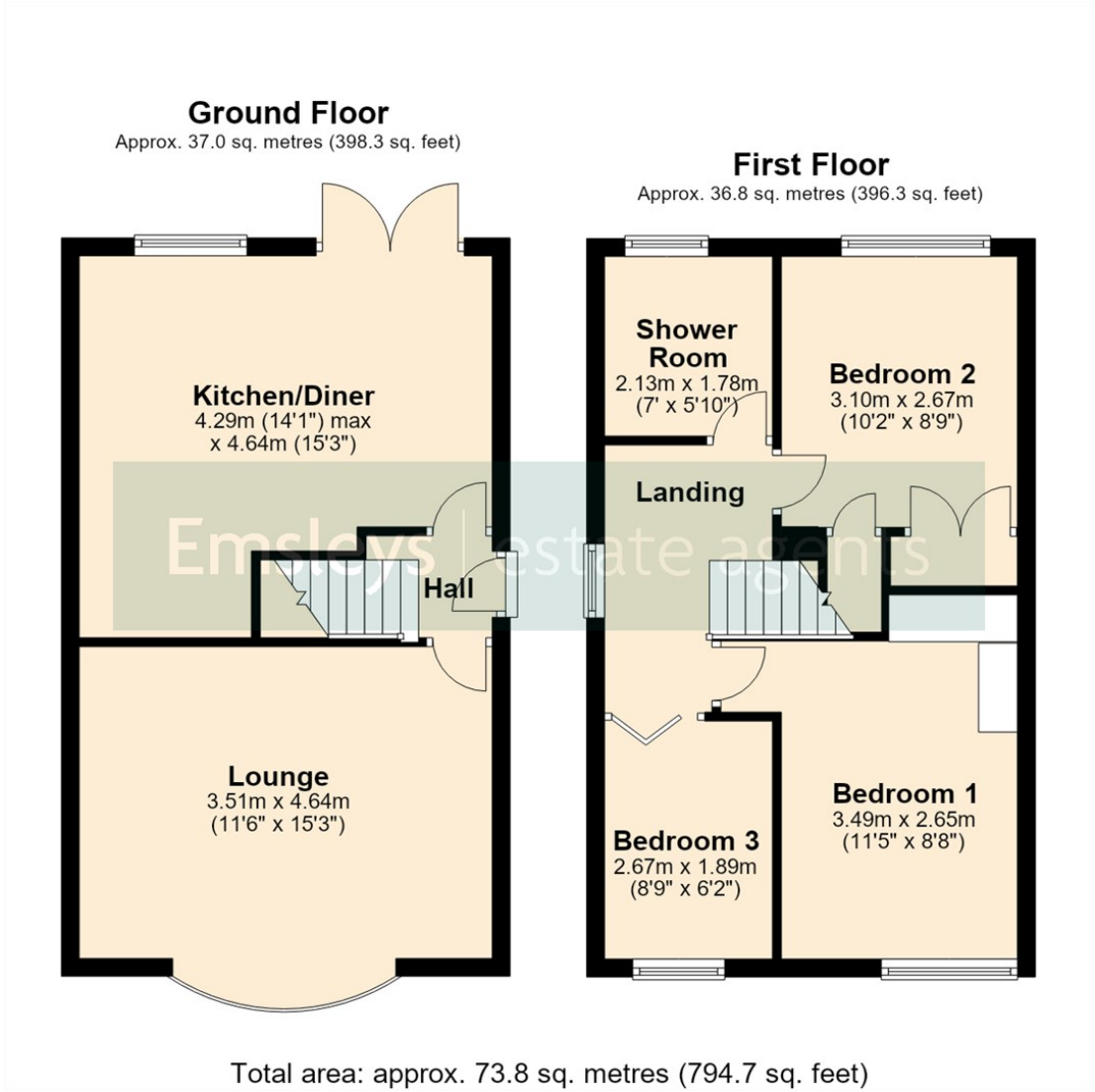







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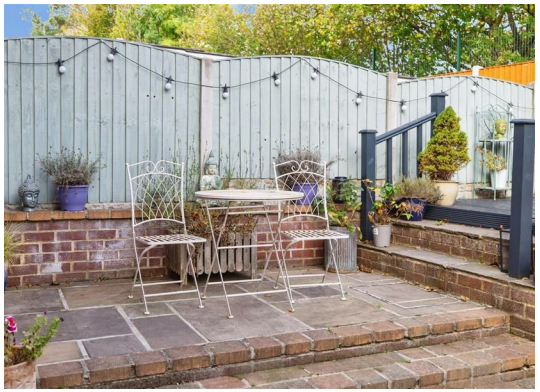




Total area: approx. 73.8 sq. metres (794.7 sq. feet)







These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested Parties are advised to check availability and make an appointment to view before travelling to see a property.

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