



**Park Avenue, Pudsey, LS28 7TE**

**welcome to**

**Park Avenue, Pudsey**

A modern mid-terraced home on Park Avenue with an open-plan kitchen-lounge, two bedrooms and rear parking. Recently updated with a new kitchen, full redecoration and new carpets and flooring. Offered with no onward chain for a smooth move.



### Property Information

A mid-terraced property on Park Avenue, this home offers modern, neutral décor throughout and is available with no onward chain, making it an appealing choice for buyers seeking a smooth move. The ground floor features an open-plan kitchen and lounge, creating a bright and sociable living space, while the first floor provides two well-proportioned bedrooms.

The property has been thoughtfully updated, including a new kitchen fitted in November 2025, full repaint throughout in November 2025, and new carpets and flooring installed in December 2025, giving the home a fresh, move-in-ready feel.

To the rear, the property benefits from parking, adding valuable convenience in this popular location.

### Entrance Hall

The entrance hall is fitted with a soft carpet.

### Lounge

15' 2" x 14' 2" ( 4.62m x 4.32m )

The lounge features a radiator, carpet flooring, a second radiator, and a double-glazed window to the rear.

### Kitchen

15' 10" x 3' 9" ( 4.83m x 1.14m )

The kitchen includes vinyl flooring, a freestanding gas cooker with an extractor fan, a boiler cupboard, an integrated dishwasher, a fridge, a double-glazed rear window, and spotlights.

### Landing

The landing features carpet flooring and a double-glazed window to the rear.

### Bedroom One

13' 7" x 10' 1" ( 4.14m x 3.07m )

Bedroom One features a double-glazed window to the front and carpet flooring.

### Bedroom Two

Bedroom Two includes a double-glazed window to the rear, a radiator, and carpet flooring.

### Bathroom

9' 11" x 4' 5" ( 3.02m x 1.35m )

The bathroom includes a frosted double-glazed window to the front, vinyl flooring, a radiator, a bath with shower over, a WC, and a wash basin.

### Cellar

Cellar providing extra storage.

### Parking

Parking is located to the rear.

### Agents' Note

Parking is rented from Leeds City Council and is paid until December 2026.



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## **Park Avenue, Pudsey**

- 2 BEDROOMS
- PARKING TO REAR
- MODERN, NEUTRAL DECOR
- NO CHAIN
- OPEN PLAN KITCHEN LOUNGE

Tenure: Freehold

EPC Rating: C

Council Tax Band: A

# £190,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
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