



Coldcotes Drive, Leeds LS9 6QF

welcome to

Coldcotes Drive, Leeds

This three-bedroom semi-detached property benefits from both front and rear gardens, as well as a driveway. While the home requires some updating, it offers excellent potential and would suit a wide range of buyers looking to create a home tailored to their own taste.



Auctioneer's Comments

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Coldcotes Drive

Ground Floor

Entrance Hallway

Entrance to the front, this area includes a double-glazed window.

Lounge

The lounge is a good-sized room featuring a double-glazed window and a fitted radiator. There is coving to the ceiling and a feature fireplace within the space.

Kitchen/Diner

The kitchen–dining area features two double-glazed

windows and a fitted radiator. There is an external door within the kitchen providing access to the rear garden, along with two separate built-in cupboards offering additional storage. The kitchen includes base units, an integrated oven and hob, and a sink with drainer. There is also space within this room for a dining area.

First Floor Bedroom One

Bedroom One is a double room with a rear double-glazed window and a fitted radiator.

Bedroom Two

Bedroom Two features a double-glazed window and a fitted radiator. It also includes a built-in unit.

Bedroom Three

Bedroom Three features a double-glazed window and a fitted radiator. It also includes a built-in cupboard within the room.

Shower Room

The shower room features a front double-glazed window, along with a shower cubicle, wash basin, and toilet. The walls are fully tiled.

External

The property benefits from both front and rear gardens, double drive gates, and a driveway. The rear garden is fully enclosed, with a section laid with flags and the remainder laid to lawn.



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Coldcotes Drive, Leeds

- Sale by Modern Auction (T&Cs apply)
- Subject to an undisclosed Reserve Price
- Buyers fees apply
- SEMI DETACHED
- THREE BEDROOMS

Tenure: Freehold EPC Rating: D
Council Tax Band: A

guide price

£150,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
OAK109472 - 0002

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