



## THE VIEW FIELDHEAD DRIVE LEEDS, LS15 4EE

£1,500,000  
FREEHOLD

A rare and exciting renovation opportunity offering approximately 5,151 sq ft of total accommodation. The View comprises a substantial four-bedroom main residence with multiple reception rooms, alongside extensive garaging and outbuildings of approximately 2,505 sq ft. Offering exceptional scope for refurbishment, reconfiguration and personalisation, this is a unique opportunity to create a bespoke family home with significant versatility and potential, subject to the necessary consents.

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The View, Fieldhead Drive, Leeds  
Main House internal area 2,646 sq ft (246 sq m)  
Garages internal area 690 sq ft (64 sq m)  
Outbuildings internal area 1,815 sq ft (169 sq m)  
Total internal area 5,151 sq ft (479 sq m)



| Energy Efficiency Rating                    |                         |           |
|---------------------------------------------|-------------------------|-----------|
|                                             | Current                 | Potential |
| Very energy efficient - lower running costs |                         |           |
| (92 plus) <b>A</b>                          |                         |           |
| (81-91) <b>B</b>                            |                         |           |
| (69-80) <b>C</b>                            |                         |           |
| (55-68) <b>D</b>                            |                         |           |
| (39-54) <b>E</b>                            |                         |           |
| (21-38) <b>F</b>                            |                         |           |
| (1-20) <b>G</b>                             |                         |           |
| Not energy efficient - higher running costs |                         |           |
| <b>England &amp; Wales</b>                  | EU Directive 2002/91/EC |           |

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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