



Flats Lane | Barwick in Elmet | LS15 4LJ

£370,000

Three Bedroom Detached Bungalow | Council Tax Band D | EPC Rating D

Emsleys | estate agents

*** IDEAL VILLAGE LOCATION * SOLD WITH NO CHAIN * LOTS OF POTENTIAL ***

Nestled in the charming village of Barwick in Elmet, this delightful detached bungalow on Flats Lane offers a perfect blend of comfort and convenience. This bungalow presents a wonderful opportunity for those looking to settle in a tranquil yet accessible area. With its appealing features and prime location, it is sure to attract interest.

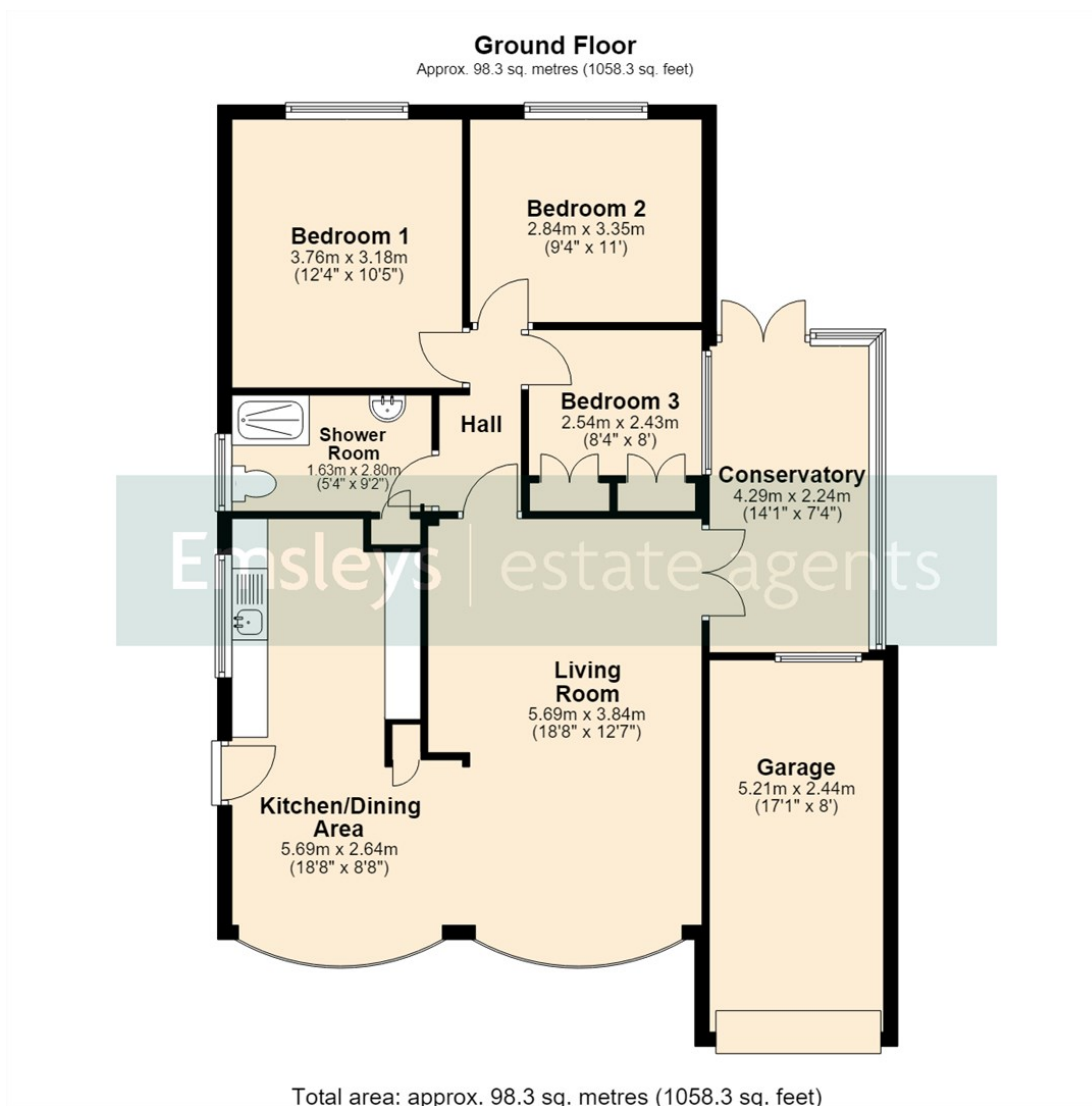
The accomodation briefly comprises:- Open plan and spacious living and dining areas with French windows to side granting access to the conservatory. A well appointed kitchen open to the dining area. Two double bedrooms placed to the rear and a single bedroom with useful fitted storage. A good sized shower room complete the interior. To the exterior the attached garage provides power and light and is accessed via a smart resin laid driveway, which offers ample off road parking. The side and rear gardens are fully enclosed and offer well established flower beds and a manicured lawn - perfect for summer evenings and 'al-fresco' dining.

Barwick in Elmet is known for its friendly community and excellent local amenities, including shops, Post Office, Public Houses and the historic Maypole. Local amenities include the shopping facilities of Garforth, 'The Springs' retail and leisure complex, Sainsbury's Retail Park in Colton and Crossgates which has a shopping centre, banks and a local railway station providing easy access to Leeds city centre.

*** Call now to arrange your viewing ***







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.

35 Austhorpe Road | Crossgates | Leeds | LS15 8BA
t: 0113 284 0120 www.emsleysestateagents.co.uk

Emsleys | estate agents