



Millbank, Yeadon Leeds LS19 7AY

welcome to

Millbank, Yeadon Leeds

A spacious and versatile end-terrace family home arranged over three floors, in a desirable area of Yeadon. With flexible living areas ideal for modern family living, the house features four bedrooms, two bathrooms, a downstairs WC, garage, two parking spaces and a private rear garden.



Yeadon

Yeadon is a charming small town located approximately 8 miles from Leeds City Centre. The High Street offers a variety of amenities, including bars, cafes, restaurants, and two supermarkets. Regular bus services connect Yeadon to Leeds, Bradford, and surrounding areas, making it ideal for commuters. The town is home to Yeadon Tarn, a scenic spot perfect for leisurely walks, green spaces, and a children's play park. Yeadon Town Hall, a beautiful Grade II listed building from the 1880s, hosts numerous shows and concerts throughout the year and features the delightful Stage Door Café and licensed bar.

Ground Floor Entrance Hall

Enter from the front into the hallway with access to the downstairs wc, utility room, integral garage and stairs leading to the first floor.

Downstairs Wc

With a wc and hand basin.

Utility Room

With wall and base units, work surfaces incorporating a sink and drainer, spaces for a washing machine and dryer. A rear access door leads out to the garden.

Bedroom Three

A versatile room currently used as a bedroom but could be a second reception room or home office depending on the buyers needs.

First Floor Lounge

A spacious, bright and airy room with an attractive fireplace. Fully glazed double doors open to a Juliet balcony along with a second window allowing a good amount of natural light to flow through.

Kitchen/Diner

The kitchen offers a range of wall and base units with work surfaces incorporating a sink, drainer and gas hob with extractor fan above. Integrated appliances

include a double oven, fridge freezer and there is space for a dishwasher. The dining area has ample space for a table and chairs.

Second Floor Bedroom One

A double bedroom with fitted wardrobes and access to en suite facilities.

En Suite

Fitted with a three piece suite comprising a shower cubicle, wc and hand basin.

Bedroom Two

A double bedroom with a fitted wardrobe.

Bedroom Four

A good size single bedroom with space for free standing furniture.

Bathroom

Fitted with a three piece suite comprising a bath, wc and hand basin.

Outside

The property benefits from two parking spaces to the front. To the rear there are steps leading up to a decked seating area, perfect for al fresco dining in the warmer months.

Garage

An integral garage, a great storage space.



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Millbank, Yeadon Leeds

- SPACIOUS END TERRACE FAMILY HOME
- FOUR BEDROOMS
- ARRANGED OVER THREE FLOORS
- TWO BATHROOMS
- DOWNSTAIRS WC

Tenure: Freehold EPC Rating: C

Council Tax Band: D

£325,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
YEA107311 - 0004

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