

Rockingham Road,Leeds LS15 8UL

william h brown

welcome to

Rockingham Road, Leeds

FOR SALE WITH NO CHAIN, this fantastic bungalow is READY TO MOVE IN TO and offers TWO BEDROOMS, a MODERN kitchen plus a WET ROOM! With gardens to both the front and rear, plus a driveway for off street parking AND a GARAGE, this is MUST VIEW!













Entrance Hall
Having a UPVC entrance door to the front aspect, a built in storage cupboard, and gas central heating radiator.

Lounge
With a window to the front aspect, ceiling spotlights, a feature fire place with an electric fire, and wooden surround, and a gas central heating radiator.

Kitchen
Comprising of a fitted kitchen with a range of both wall and base units with work surfaces over. Includes an electric oven with an electric hob, tiling to the splash areas, plus a sink and drainer, a window to the front aspect, gas central heating radiator and the gas central heating boiler.

Bedroom One
With a window to the rear, gas central heating radiator, and fitted wardrobes.

Bedroom Two
Having French doors leading out to the rear garden, and a gas central heating radiator.

Wet Room
Featuring a shower, w.c, and a wash hand basin. Full tiling to the walls, gas central heating radiator, and a frosted window.

Exterior
Externally the property has a garden space to the front with driveway off to the side and giving access to the single detached garage.

To the rear is a further garden space, which is paved and has access to the garage.

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Rockingham Road, Leeds

- Semi Detached True Bungalow
- Two Bedrooms
- For Sale With No Chain
- Well Presented Throughout
- Front & Rear Gardens

Tenure: Freehold EPC Rating: C
Council Tax Band: C

£220,000









Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/CGT112009

The Property Ombudsman

Property Ref:
CGT112009 - 0005

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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