



Stoneacre
Properties



Dawlish Road, Leeds, LS9 9DS
Offers Over £142,500

Spacious two Bedroom Home + Office/Wardrobe & Basement – Ready to Move Into – Close to Leeds City Centre

This beautifully presented two bedroom terrace would make a perfect home for a first time buyer. Situated in a popular area with easy access to local amenities and Leeds City Centre. Comprising: lounge with modern panelling, fitted kitchen that provides access to a large basement, two bedrooms and a bathroom. In addition there is also a large walk in storage cupboard. This lovely home is set over three floors and also boasts a yard to the rear. Viewings are highly recommended.

Lounge



To the front is a double glazed window. Modern wall panelling. Central heating radiator. Electric fire with feature surround.

Kitchen



Fitted with a range of wall and base units with work surfaces over incorporating a sink and drainer unit. Space for undercounter fridge and freezer. Plumbing for washing machine. Oven and gas hob. Door into basement. Door leading out to the yard. Steps to first floor.

Basement



This is a wonderful addition to this property. Split into three areas this basement is great for many purposes including storage.

First Floor Landing

Bedroom One



To the front is a double glazed window. Central heating radiator. Built in storage.

Walk In Storage

Installed with a light this is a great place for lots of additional storage.

Bathroom

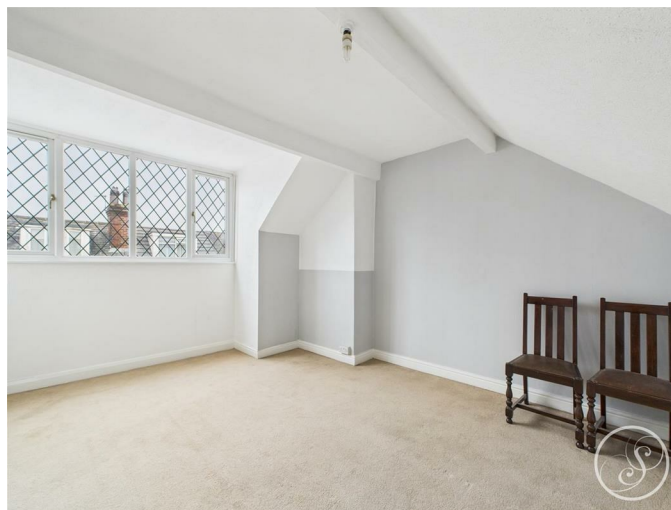


Fitted with a white suite comprising: bath, vanity wash hand basin, wc and shower cubicle. In addition there is a heated towel rail, tiling and a double glazed window.

Second Floor

Access into bedroom two

Bedroom Two



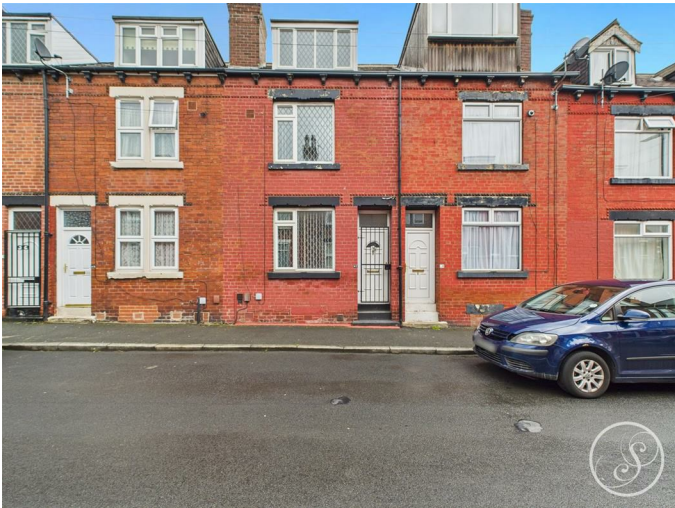
To the front is a double glazed window. Central heating radiator.

Yard

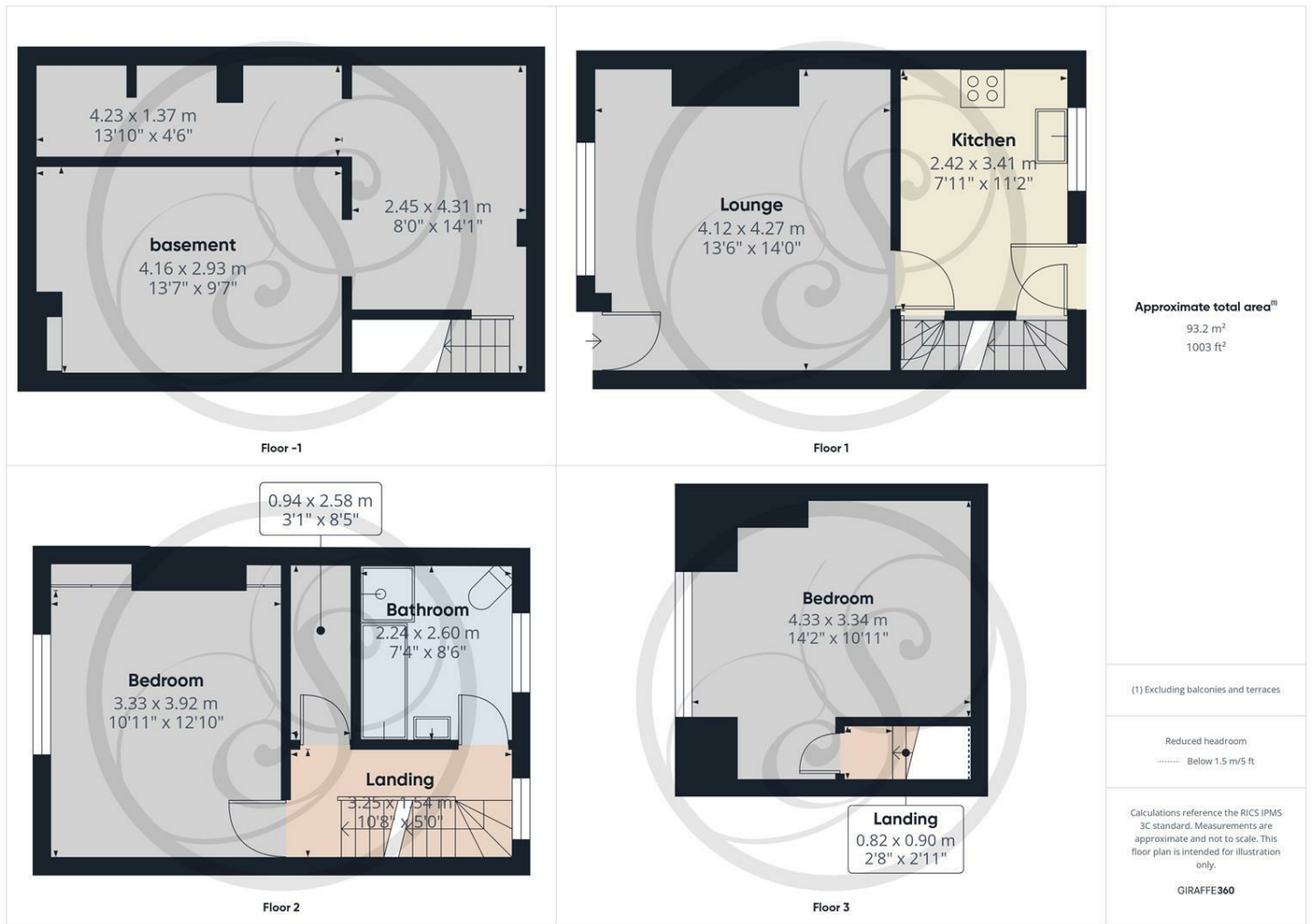


To the rear is a low maintenance yard.

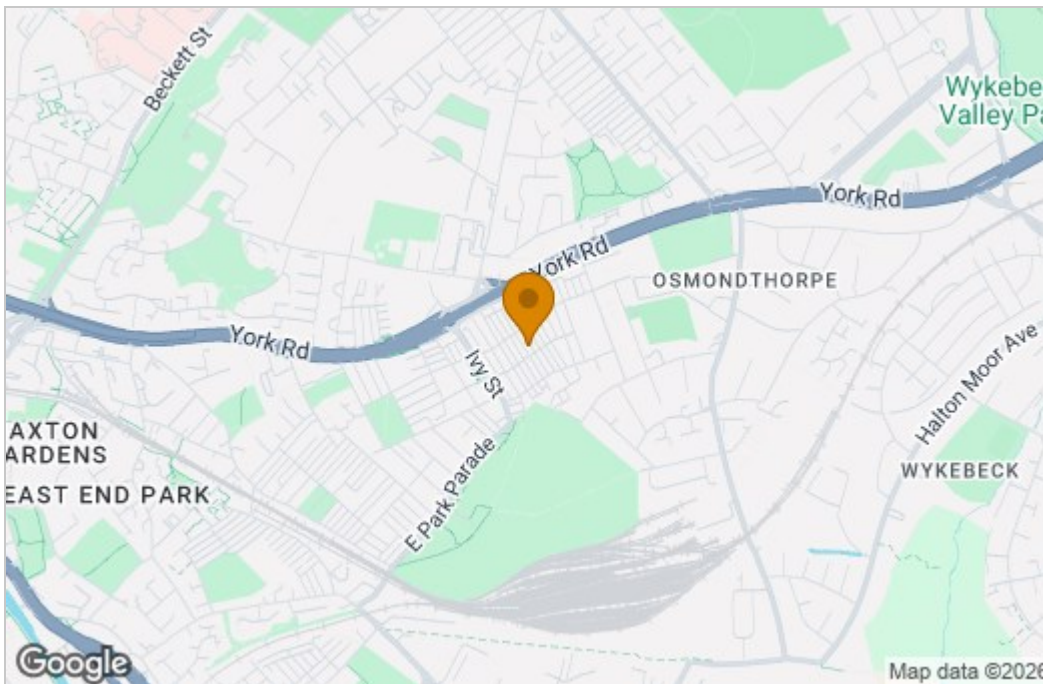
external



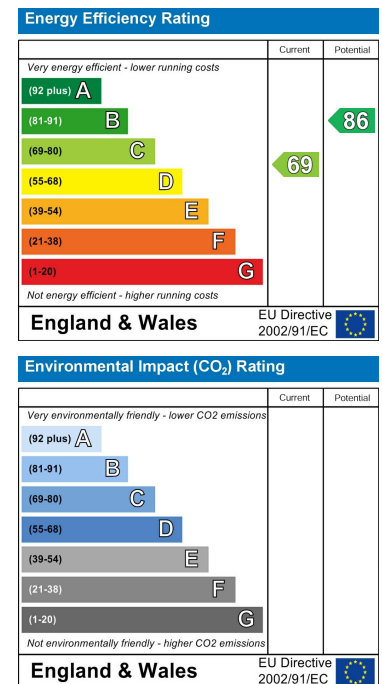
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

