



Stoneacre
Properties



Easterly Road

Leeds, LS8 2TR

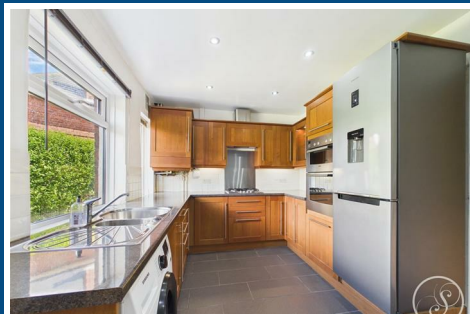
£335,000



Easterly Road

Leeds, LS8 2TR

£335,000



Entrance

Entering the property you are welcomed into the hallway which offers access to the living room as well as to the dining room.

Living Room

Spacious living room spans the full length of the property with windows to front elevation and French doors to the rear elevation which floods the room with natural light. Laminate flooring runs throughout the room and there is ample space for seating. The French doors help connect the living room to the rear garden.

Dining Room

Formal dining room provides access to the kitchen from the hallway. It is also a great space for a playroom or office if not needed as a dining room.

Kitchen

Modern kitchen made up of dark wood effect wall and base units with integrated gas hob with extractor above, double oven, with freestanding fridge/freezer and washing machine, both of which are included with the sale. The kitchen overlooks the rear garden and leads to the rear hallway and door where you will find an understairs storage cupboard and access out to the rear garden. The rear hallway also connects the kitchen and living room.

Landing

Providing access to the three bedrooms, bathroom as well as to the loft via loft hatch and ladder.

Bedroom 1

Large double bedroom complete with laminate flooring. Ample space is offered for wardrobes (which will be included in the sale).

Bedroom 2

Second double bedroom finished with laminate flooring.

Bedroom 3

Third bedroom finished with laminate flooring overlooks the rear garden.

Bathroom

Modern bathroom with p-shaped bath, vanity sink unit, and toilet.

External

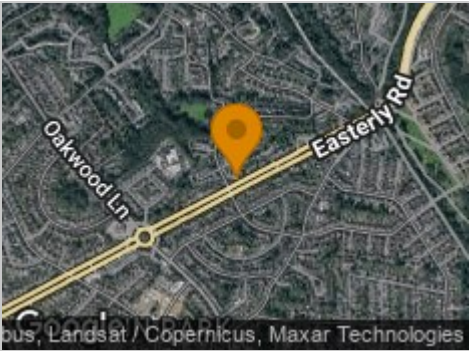
Externally, the property occupies an exceptionally generous plot. The front boasts a large driveway for 4–5 vehicles, secured by a manual gate and enhanced by external security lights. Outdoor living is a pleasure here, featuring a private, enclosed paved front garden that serves as a brilliant suntrap, alongside a private lawned garden with a shed to the rear. This ideal family home also offers superb potential for future extensions (STP).



Road Map



Hybrid Map



Terrain Map



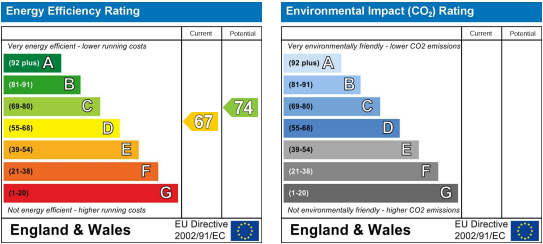
Floor Plan



Viewing

Please contact our Chapel Allerton Sales Office on 0113 237 0999 if you wish to arrange a viewing appointment for this property or require further information.

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 firms employment has the authority to make or give any representation or warranty in respect of the property.