



Snowden Way, Leeds, LS13 2TN

welcome to

Snowden Way, Leeds

This mid-terraced home on Snowden Way offers three bedrooms, spacious living areas, a handy utility room, and both front and rear gardens, plus the bonus of a gated driveway. A solid property with great potential to make your own.



Property Information

This mid-terraced property on Snowden Way offers spacious living areas and a practical layout, making it a great option for families or buyers looking to add their own touch. The home features three good-sized bedrooms, a useful utility room, and generous ground-floor living space that provides plenty of room for day-to-day life. Externally, the property benefits from both a front and rear garden, as well as a gated driveway for off-street parking. With its strong foundations and sought-after features, this property presents a fantastic opportunity for personalisation and future improvement.

Entrance Hall

Entrance hall with access to the utility room and kitchen, and stairs leading to the first floor.

Lounge

13' 11" x 10' 10" (4.24m x 3.30m)
Lounge with a double-glazed window to the front, open to the dining room, featuring laminate flooring, a radiator, and an electric fireplace.

Dining Room

10' 10" x 7' 5" (3.30m x 2.26m)
Dining room, open to the lounge, with a double-glazed window to the rear, space for a table and chairs, and laminate flooring.

Kitchen

10' 2" x 9' 7" (3.10m x 2.92m)
Kitchen fitted with wall and base units with worktops over, offering access to the entrance hall and dining room, featuring an integrated oven with gas hob, stainless steel sink and drainer, door to the rear, storage cupboard, and spotlights.

Utility Room

Utility room with a double-glazed window to the front and space for a washing machine.

Landing

Landing with stairs to the ground floor, access to all bedrooms and the bathroom, and a built-in cupboard.

Bedroom One

12' 10" x 9' 5" (3.91m x 2.87m)
Bedroom one is a double room with a double-glazed window to the rear, a built-in storage cupboard, laminate flooring, and a radiator.

Bedroom Two

9' 9" x 9' 7" (2.97m x 2.92m)
Bedroom two is a double room with a double-glazed window to the rear, built-in storage, carpet flooring, and a radiator.

Bedroom Three

9' 9" x 8' 7" (2.97m x 2.62m)
Bedroom three is a double room with a double-glazed window to the front, built-in storage, and laminate flooring.

Bathroom

8' 11" x 5' 6" (2.72m x 1.68m)
Bathroom featuring a wash basin, WC, bath with shower over, tiled walls, extractor fan, frosted double-glazed window to the front, tiled flooring, and a radiator.

Front Garden

Front garden set over two levels, mostly laid to decking with fenced and walled borders, a gravelled area, and gated access.

Rear Garden

Rear garden featuring a gated driveway, outbuilding, decking patio area, and fenced borders.

Parking

Parking includes a gated driveway as well as available on-street parking.



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Snowden Way, Leeds

- 3 BEDROOMS
- DRIVEWAY
- FRONT & REAR GARDEN
- UTILITY ROOM
- SPACIOUS LIVING AREAS

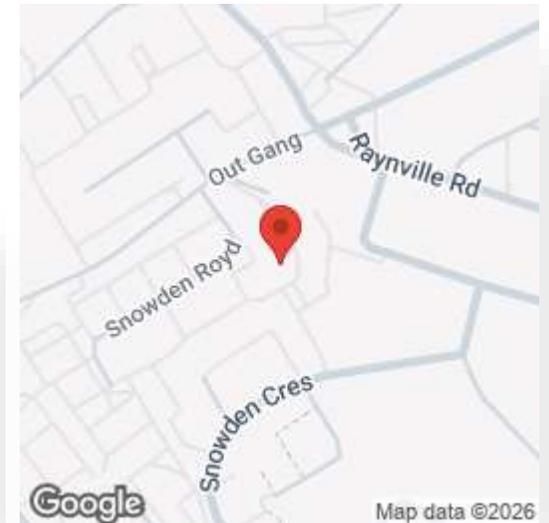
Tenure: Freehold

EPC Rating: C

Council Tax Band: A

guide price

£160,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
PDY116403 - 0002

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