





Throstle Terrace,Leeds LS10 4HJ

william h brown

welcome to

Throstle Terrace, Leeds

PERFECT FTB/YOUNG FAMILY HOME, MODERN THREE BEDROOM SEMI DETACHED, DRIVEWAY, ENCLOSED LAWNED and DECKED REAR GARDEN, LIVING ROOM with French doors, KITCHEN/DINER and HOUSE BATHROOM. Good access to motorway links and local amenities.

Entrance Hall
Double glazed door to the front, double glazed window to the front, stairs leading to the first floor landing.

Kitchen/Diner
Has a fully fitted modern kitchen with a range of wall and base units with complementary work surfaces over, incorporating sink and drainer, integrated oven, gas hob, fitted extractor fan, integrated fridge freezer, part tiled walls, gas central heating radiator, double glazed window to the front.

Living Room
Double glazed French doors leading out to the rear garden, gas central heating radiator.

First Floor Landing
Access to all three bedrooms and the house bathroom.

Bedroom One
Two double glazed windows to the front, gas central heating radiator.

Bedroom Two
Double glazed window to the rear, gas central heating radiator.

Bedroom Three
Double glazed window to the rear, gas central heating radiator.

House Bathroom
A three piece bathroom suite comprising of a bath with shower over, low level flush WC, wash hand basin, part tiled walls, gas central heating radiator, double glazed window to the side.

Exterior
Driveway to the front, lawned area with pathway leading to the front door and to the rear is an enclosed lawned garden with graveled and paved areas and a decked seating area, perfect for dining in the summer months.

Agents Note:
"Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead."









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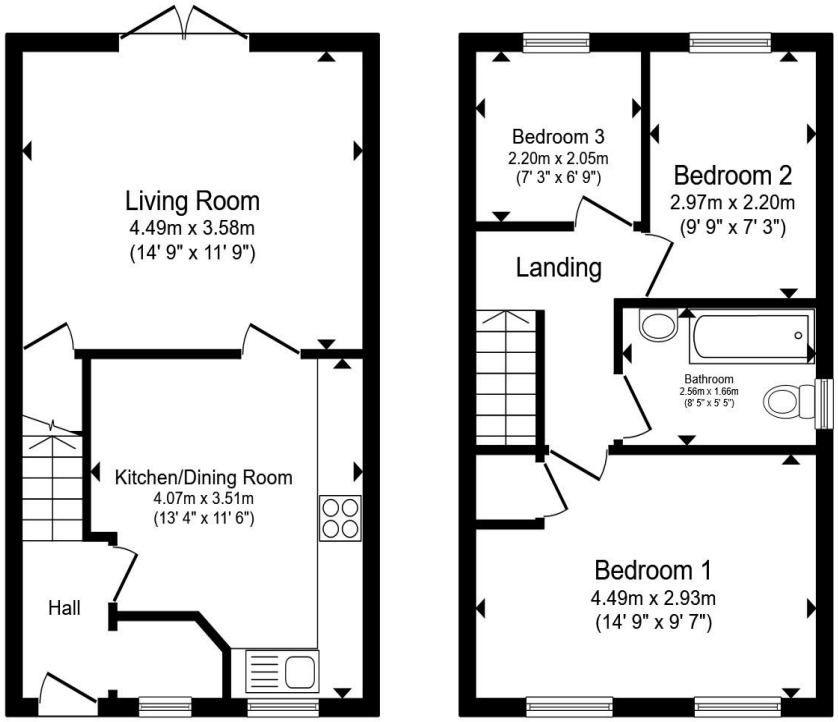
Throstle Terrace, Leeds

- Three bedroom semi detached accommodation
- Modern and well presented
- Enclosed lawned garden
- Driveway
- Good access to motorway links

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

offers over

£220,000



Total floor area 69.7 m² (750 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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The Property Ombudsman

Property Ref:
MLY111678 - 0004

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