

Dorts Crescent | Church Fenton | LS24 9RU

Chain Free £195,000

Two bedroom end terrace | Council Tax Band B | EPC Rating D

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ENVIABLE CORNER PLOT. NO CHAIN & VACANT POSSESSION. SOUGHT AFTER LOCATION.
A well-appointed end of terrace house with lots of useful storage, situated in a sought-after location renowned for its adjacency to green spaces and popular walking routes. This charming property is offered for sale in good condition and presents an excellent opportunity for discerning buyers seeking a welcoming home.
Accommodation briefly comprises a comfortable reception room, ideal for relaxing or entertaining guests, and a modern kitchen/diner conveniently arranged for everyday living benefiting from walk-in storage under the stairs off the kitchen. Upstairs, two generously sized bedrooms provide ample space for rest and privacy, while the large bathroom is thoughtfully set to serve both rooms efficiently with separate shower cubicle. The main bedroom has a walk-in wardrobe with the second bedroom having storage and shelves.
Further enhancing the home, gas central heating ensures warmth throughout, while PVCu double glazing affords both sound insulation and energy efficiency, contributing to lower ongoing running costs. The property notably boasts an enclosed corner garden, offering a perfect setting for outdoor leisure or gardening enthusiasts, as well as a single garage en-bloc, providing secure off-street parking or valuable extra storage space.
Perfectly positioned amidst tranquil surroundings with easy access to scenic green spaces and picturesque walking routes, this property blends the comforts of contemporary living with a peaceful, community-focused environment.
This end of terrace house is a must-see for individuals, couples, or small families wishing to enjoy a combination of convenience and charm in a sought after area. Early viewing is recommended to truly appreciate all that this delightful home has to offer. For further details or to arrange your personal





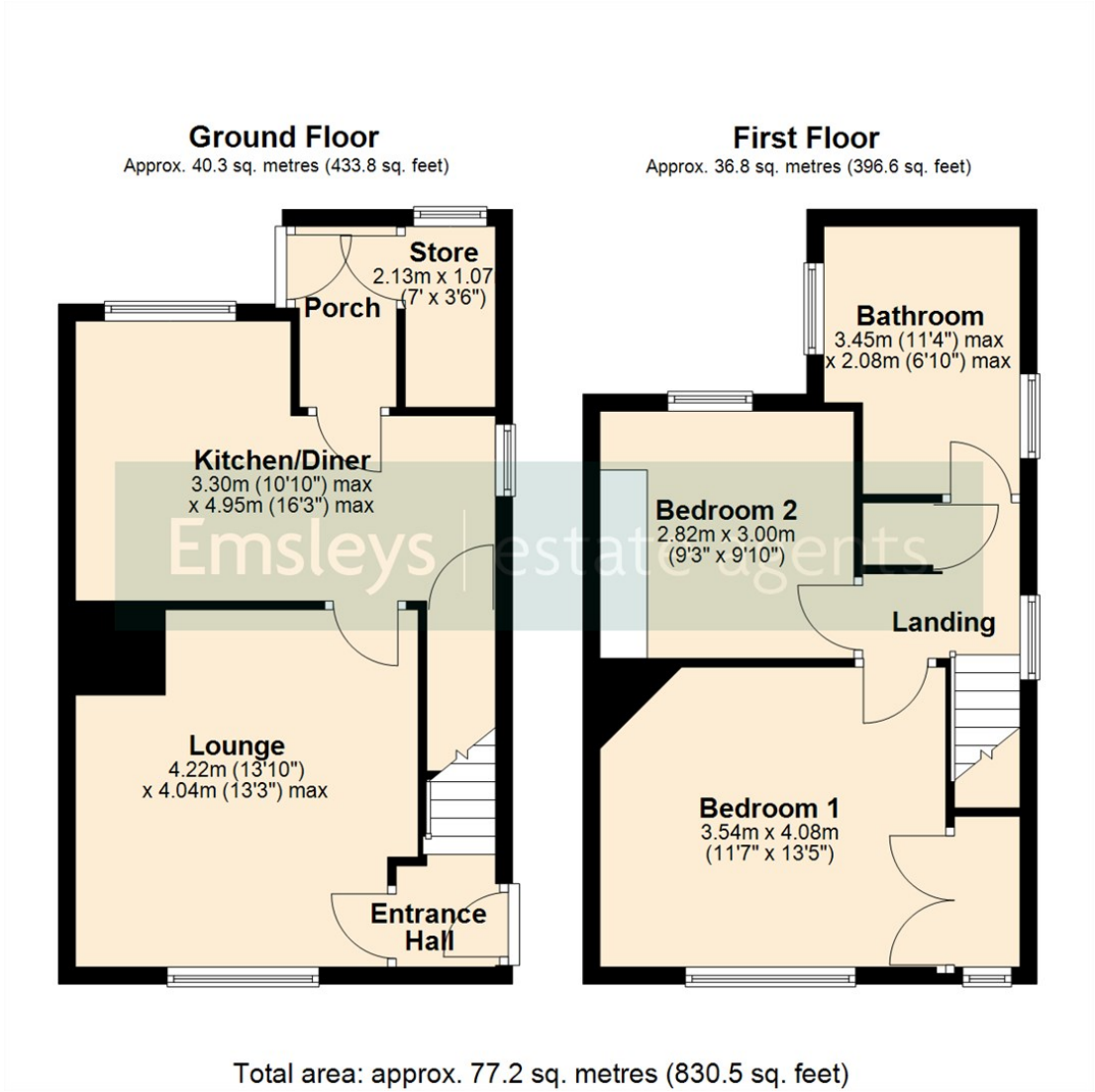












Total area: approx. 77.2 sq. metres (830.5 sq. feet)





These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested Parties are advised to check availability and make an appointment to view before travelling to see a property.

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