



4 FIR AVENUE
LEEDS, LS16 8FL

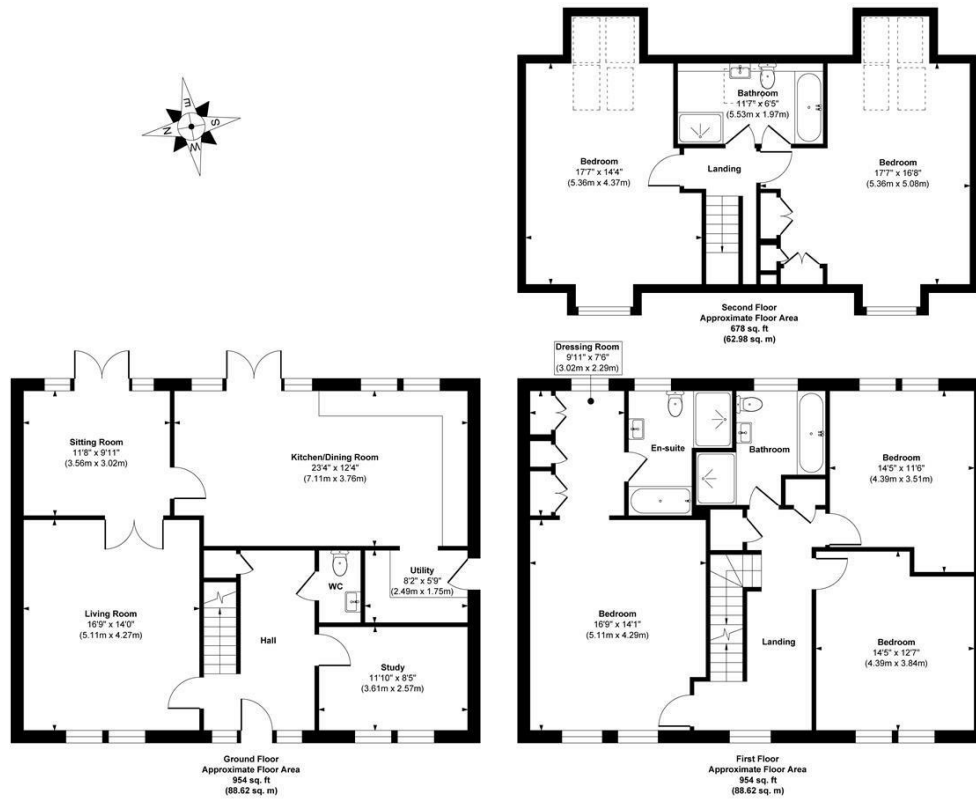
£950,000
FREEHOLD

Discover the perfect blend of modern luxury and tranquil suburban living in the heart of sought-after Adel. This stunning, detached residence offers an expansive, light-filled layout, ideal for growing families who value both style and space

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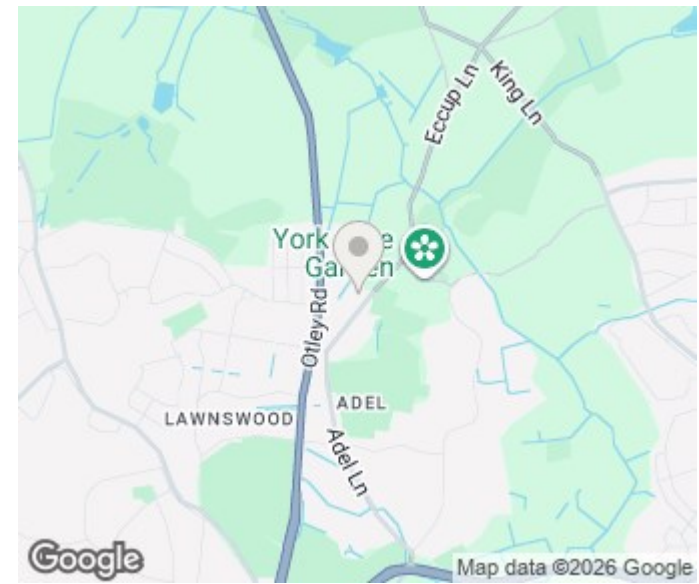
Fir Avenue, Leeds



Approx. Gross Internal Floor Area 2586 sq. ft / 240.22 sq. m

Illustration for identification purposes only, measurements are approximate, not to scale.

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B		84	84
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive	2002/91/EC

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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