



Stoneacre  
Properties



## Savile Place

Leeds, LS7 3EP

£250,000



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## Entrance

Entering the property you are welcomed into the hallway which offers access to the living room and to the kitchen/living/diner.

## Living Room

Spacious living room with ample space for seating. Large windows to the front elevation of the room flood the room with natural light.

## Kitchen/Living/Diner

This fantastic open plan living space offers room for seating as well as a formal dining table. The modern fitted kitchen offers plenty of storage and is complete with integrated fridge/freezer, electric hob with extractor above, oven, and 1.5 bowl sink with drainer. There is also breakfast bar seating. Rear door leads to courtyard and door leads down to cellar.

## Cellar

Useful storage space with plumbing for washing machine. External door to the rear.

## Bedroom 1

First of four double bedrooms positioned to the first floor. Laid to carpet with ample space for bedroom furniture.

## Bedroom 2

Smallest of the four bedrooms but still a double with space for bedroom furniture.

## Bathroom

Comprising shower over bath, toilet and sink.

## Bedroom 3

Third double bedroom positioned to the second floor.

## Bedroom 4

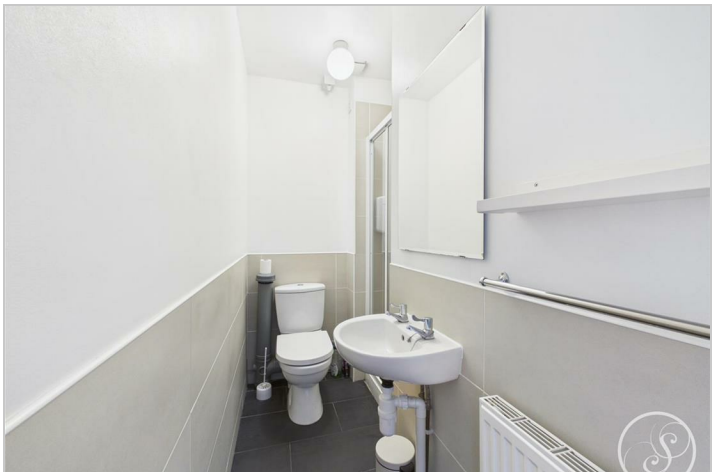
Fourth double bedroom to the second floor.

## Shower Room

Comprising shower, toilet and sink.

## External

Front paved garden with mature hedge offering privacy. To the rear is a small courtyard with steps down to external door leading to cellar.



Road Map



Hybrid Map



Terrain Map



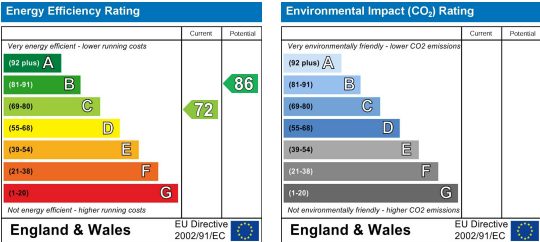
Floor Plan



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



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