

Ash Court,Leeds LS14 6GH

william h brown

welcome to

Ash Court, Leeds

READY TO FLY THE NEST or LOOKING TO INVEST? Then this FANTASTIC upper floor apartment is for sale with NO CHAIN and could be PERFECT for you! Offering well presented living accommodation throughout, this is an incredible opportunity for those commuting into Leeds city centre and beyond!













Entrance Hall
Having an entrance door, and internal doors to the living accommodation.

Kitchen/Lounge/Diner
An open plan living space featuring a modern fitted kitchen with a range of both wall and base units with work surfaces over. Includes a one and a half bowl sink and drainer, an electric oven with an electric hob, tiling to the splash areas, and a cooker hood over. Also includes an integrated washing machine, and space for a free standing washing machine, gas central heating radiator, and three double glazed windows.

Bedroom
A double bedroom with a gas central heating radiator and a double glazed window.

Bathroom
Consisting of a three piece bathroom suite which includes a bath with a shower over, a wash hand basin, and a low level flush w.c. Also includes part tiled walls and a gas central heating radiator.

Exterior
Externally the property has allocated parking.

welcome to

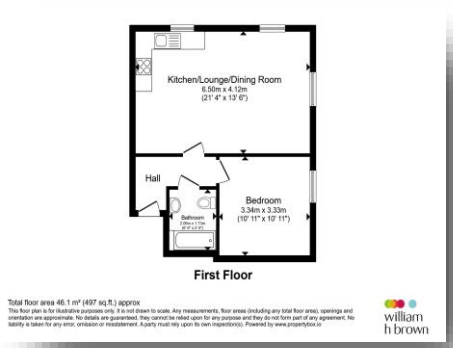
Ash Court, Leeds

- Upper Floor Apartment
- One Double Bedroom
- Full Three Piece Bathroom
- Gas Central Heating
- For Sale With No Chain

Tenure: Leasehold EPC Rating: C
Council Tax Band: A Service Charge: 1400.00
Ground Rent: 120.00

£120,000







Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/CGT112392

This is a Leasehold property with details as follows; Term of Lease 125 years from 08 Apr 2006. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

The Property Ombudsman

Property Ref:
CGT112392 - 0002

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05.

william h brown

0113 260 0945

Crossgates@williamhbrown.co.uk

47 Station Road, Crossgates, LEEDS, West Yorkshire, LS15 8DT

williamhbrown.co.uk