



Woodside Court, Middleton LEEDS LS10 4US

welcome to

Woodside Court, Middleton LEEDS

FABULOUS, MODERN and WELL PRESENTED ONE BEDROOM FIRST FLOOR APARTMENT with a GARAGE and TWO PARKING SPACES, AVAILABLE with NO ONWARD CHAIN.

Entrance Hall

Door to the front, stairs leading to the first floor.

Kitchen

Has a fully fitted kitchen with a range of wall and base units with complementary work surfaces over, incorporating sink and drainer, electric oven and hob, integrated fridge freezer and washing machine, double glazed window to the front. Open access through to the living room area.

Living Room

Double glazed window to the front, storage cupboard.

Bedroom One

Double glazed window to the front and fitted wardrobes.

Bathroom

A three piece bathroom suite comprising of a bath, low level flush WC, wash hand basin, part tiled walls, heated towel rail.

Garage

Up and over door and having power and lighting.

Exterior

Two parking spaces.





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Woodside Court, Middleton LEEDS

- One bedroom first floor apartment
- Modern and well presented throughout
- No onward chain
- Garage and parking spaces
- Good access to motorway links

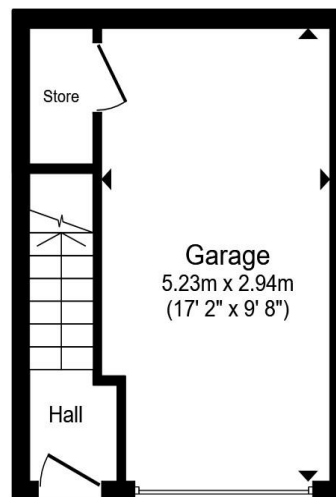
Tenure: Leasehold EPC Rating: Awaited

Council Tax Band: A Service Charge: 640.00

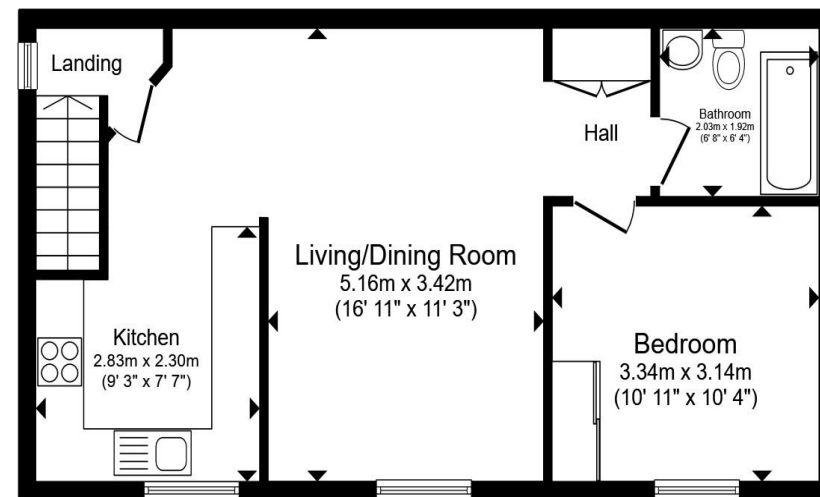
Ground Rent: 302.00

This is a Leasehold property with details as follows; Term of Lease 155 years from 01 Jan 2007. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£130,000



Ground Floor



First Floor

Total floor area 69.9 m² (753 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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Property Ref:
MLY111803 - 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.

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