

# HUNTERS<sup>®</sup>

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## Chestnut Gardens

Wortley, Leeds, LS12 4LP

Guide Price £220,000



Council Tax: C



# 11 Chestnut Gardens

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- GUIDE PRICE £220,00 - £230,000
- Quiet cul-de-sac location
- Two inviting double bedrooms
- Drive and garage for parking and storage
- Gorgeous low-maintenance garden to rear
- Contemporary hi-gloss kitchen
- Spacious reception room with dining space
- Modern bathroom suite
- Overlooks tranquil greenery
- Excellent local amenities and transport links

Presenting this IMMACULATE semi-detached TRUE BUNGALOW now listed for sale. This remarkable property is a rare find, nestled in a QUIET CUL-DE-SAC and boasting views overlooking tranquil greenery. It's a bungalow that's ready to move into, making it an ideal choice for first-time buyers, couples, or those looking to downsize.

The property comes with TWO DOUBLE bedrooms. The main bedroom is the larger of the two, but both feature a lovely décor and a stunning garden outlook to the rear.

The home includes a CONTEMPORARY tiled BATHROOM with a three-piece white suite, an over-bath shower, and a frosted window for privacy. It's the perfect spot to unwind after a long day.

The heart of this home is undoubtedly the RECEPTION ROOM. It's a cosy yet spacious area that accommodates family gatherings seamlessly. Tastefully decorated with plush carpets and a fronted bay window, it also includes a dining space for those cherished family meals.

The KITCHEN is modern yet practical, fitted with high-gloss wall and base units with a sleek handleless design, complimented by a tasteful tiled splashback.

This properties exterior is just as impressive, offering a drive and GARAGE for parking and additional storage. To the rear is a stunning LANDSCAPED GARDEN which is ultra-low maintenance, even boasting a hidden bin store for extra convenience. With EXCELLENT access to public transport links, local amenities, and nearby schools, this property truly offers a blend of comfort and convenience.

## ENTRANCE HALL

## KITCHEN

6'11" x 10'10" (2.11 x 3.32m)

## LIVING ROOM

11'8" x 16'10" (3.58 x 5.14m)

## BATHROOM

5'7" x 6'5" (1.72 x 1.98m)

## BEDROOM ONE

8'11" x 12'11" (2.72 x 3.95m)

## BEDROOM TWO

8'6" x 8'10" (2.61 x 2.70m)

## GARAGE

8'4" x 17'9" (2.55 x 5.43m)

## GARDENS & DRIVE



## Road Map



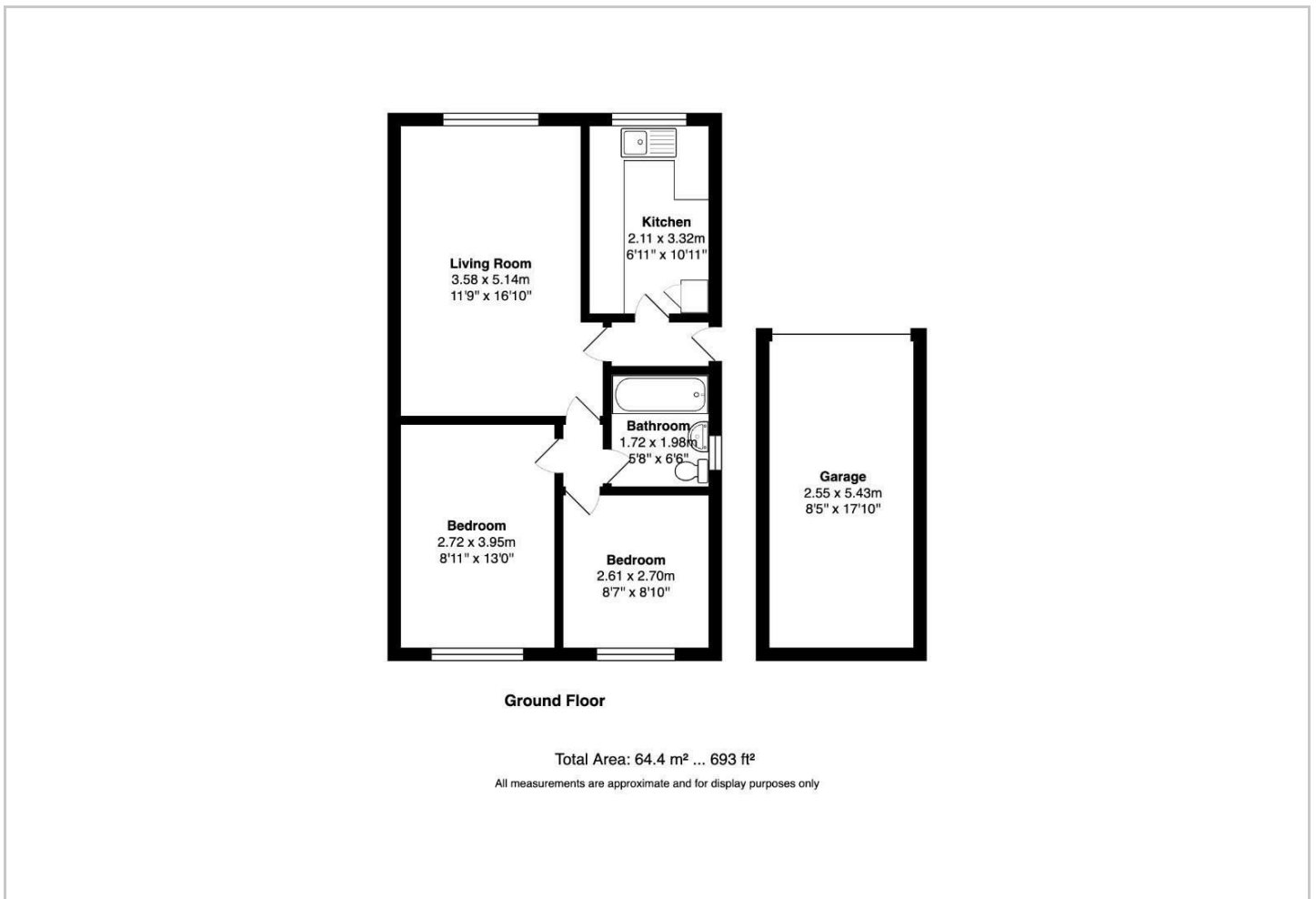
## Hybrid Map



## Terrain Map



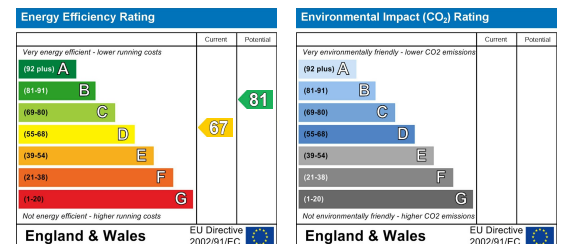
## Floor Plan



## Viewing

Please contact our Hunters Pudsey Office on 0113 257 6198 if you wish to arrange a viewing appointment for this property or require further information.

## Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.