



Ashbourne Crescent | Garforth | LS25 2HZ

£290,000

Three Bedroom Semi-Detached Property | Council Tax Band C | EPC Rating C

Emsleys | estate agents

*** THREE BEDROOM SEMI-DETACHED PROPERTY * GENEROUS LOUNGE WITH DINING AREA *
GROUND FLOOR SHOWER ROOM *AMPLE OFF STREET PARKING & GARAGE * SOLAR PANELS ***

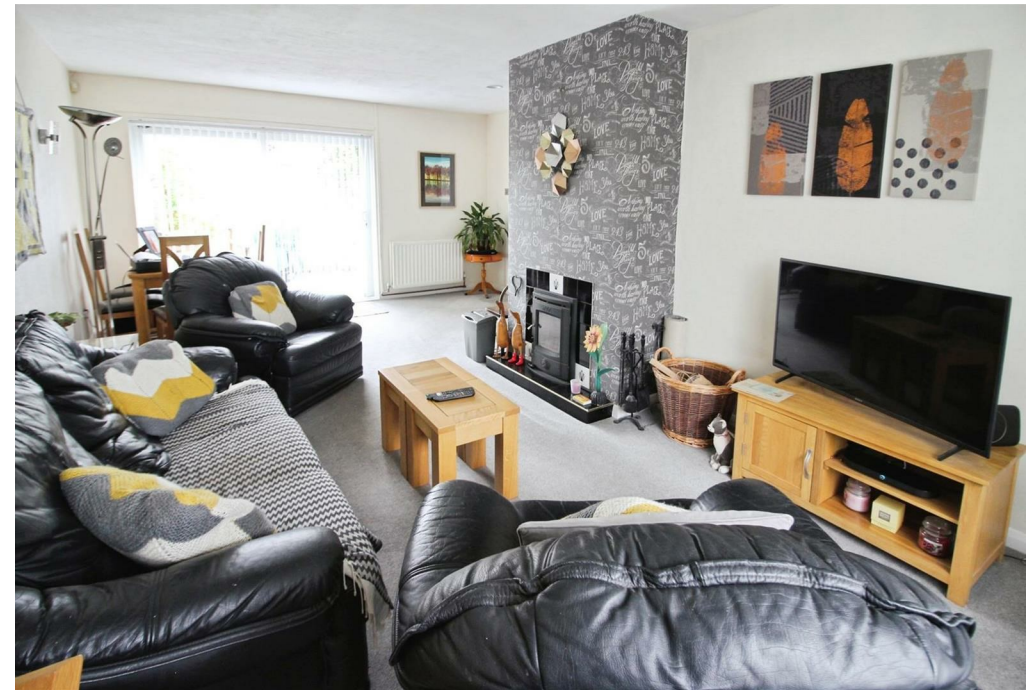
Excellent sized three-bedroom semi-detached house for sale in a highly sought-after location. This property offers perfect living space for first-time buyers or families looking to settle down.

The property boasts excellent sized accommodation, including a generous lounge with dining area, with a large window to the front and rear, that fill the space with an abundance of natural light along with a comforting fireplace, enhances the room's overall appeal. The house features a fitted kitchen, equipped for all your culinary needs with a built-in hob and oven, together with a fridge and freezer. Its design effortlessly combines functionality with style, making the kitchen the heart of this home.

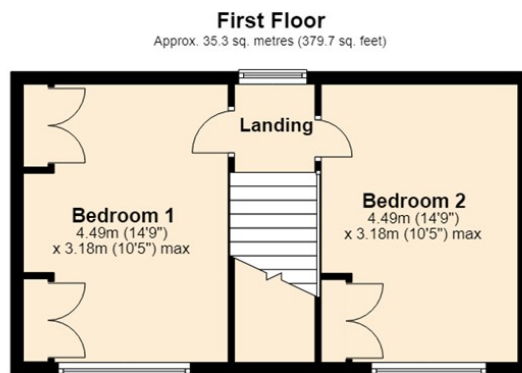
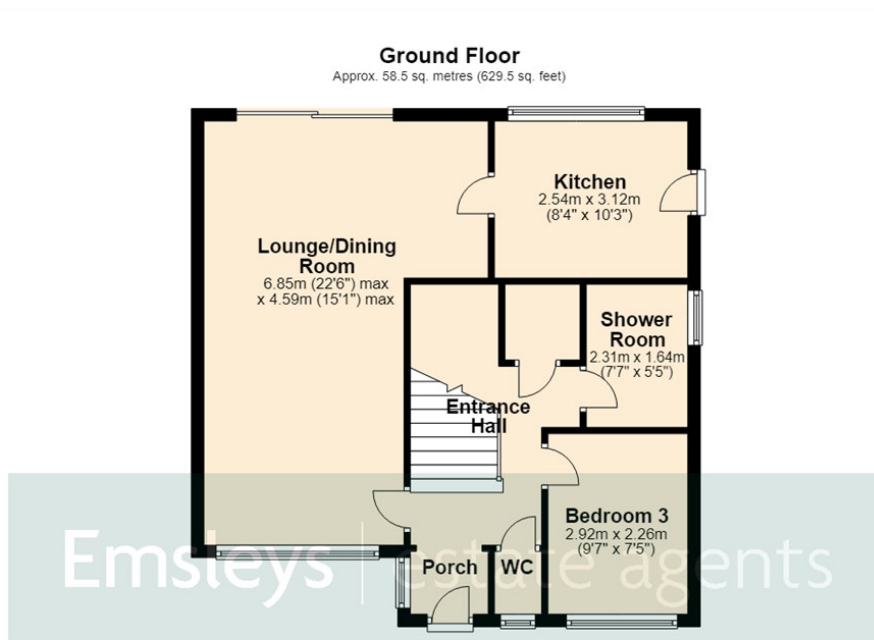
The property offers three well-proportioned bedrooms. The master bedroom and second double bedroom are both sizable doubles and benefit from built-in wardrobes, making it a convenient and comfortable space. The third bedroom is a generous single room, perfect as a child's bedroom or a home office situated on the ground floor. The shower room is modern and well-appointed on the ground floor, featuring a walk-in shower for a touch of luxury and convenience.

There is a driveway to the side, offering off road parking for a number of vehicles and leads to a detached garage. There are gardens to the front and rear, the rear with lawn, patio area and an apple tree. An added benefit of this property are the owned solar panels, making this home both eco-friendly and economical.

With its unique features and excellent location, this house is an ideal home for those looking for comfort and convenience!







Total area: approx. 93.8 sq. metres (1009.2 sq. feet)

These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested Parties are advised to check availability and make an appointment to view before travelling to see a property.



6 Main Street | Garforth | Leeds | LS25 1EZ

t: 0113 286 4000 www.emsleysestateagents.co.uk

Emsleys | estate agents