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5 Wike Ridge Court, Leeds, West Yorkshire, LS17 9NX

Energy Rating: C | Council Tax Band: E

Offers Over £600,000

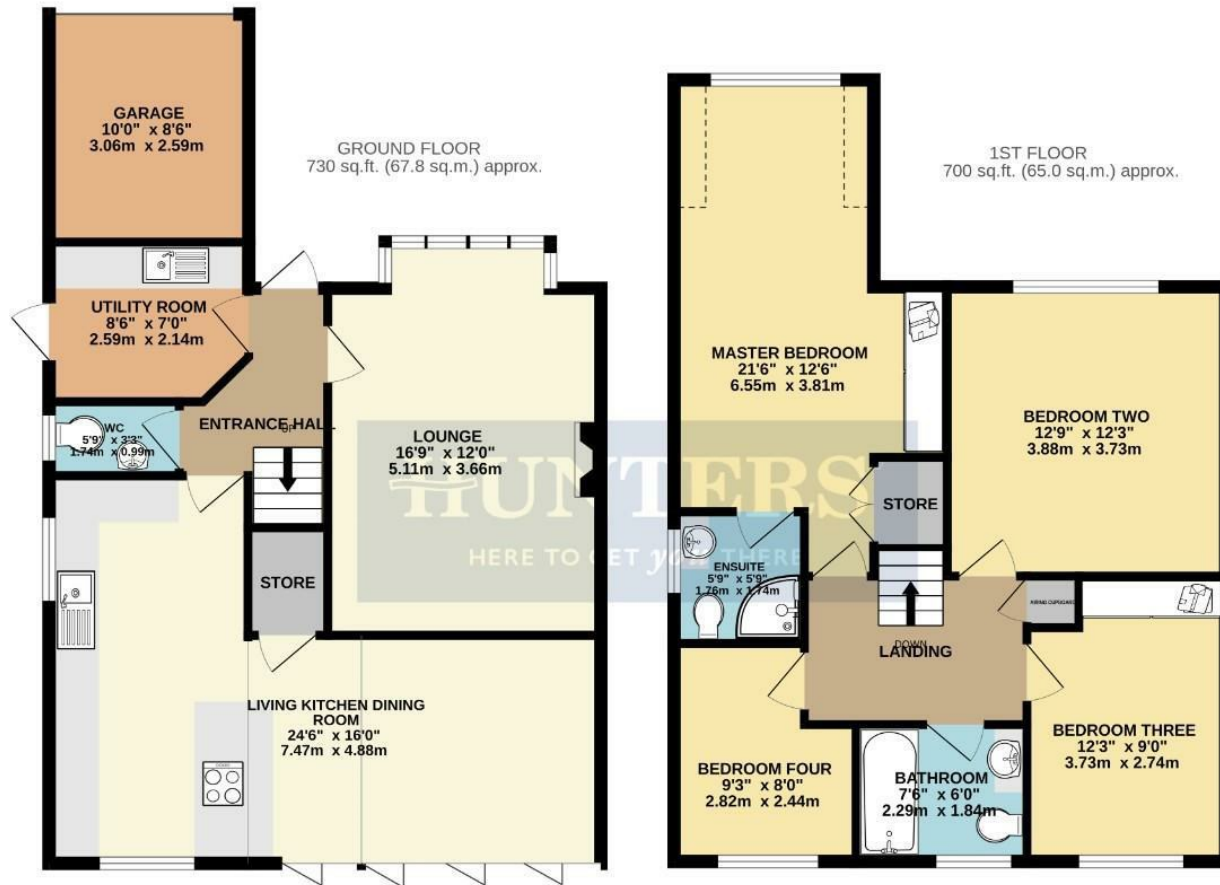
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SUPERB FAMILY HOME – WEST FACING REAR GARDENS – IMMACULATE MOVE IN READY CONDITION – FOUR BEDROOMS – TWO BATHROOMS – DOWNSTAIRS W/C – UTILITY ROOM – ATTACHED GARAGE – DRIVEWAY – FURTHER GARDENS TO THE FRONT – FULLY RENOVATED IN THE LAST 6 YEARS

In immaculate move in ready condition, having been fully refurbished in the last six years, this four bedroom, detached house is a wonderful family home. Located on the always popular Wike Ridge Estate, close to Slaid Hill Corner, the property is close to good and outstanding primary and secondary schools, parks, restaurants, bars, pubs, shops and transport links to name just some of the great amenities close by. There are west facing rear gardens, further gardens to the front, driveway and attached garage externally. Internally it briefly comprises; entrance hall, downstairs w/c, lounge, open plan kitchen living dining room and utility room on the ground floor. On the first floor is an ensuite master bedroom, landing, house bathroom and three further bedrooms. Energy Rating – C

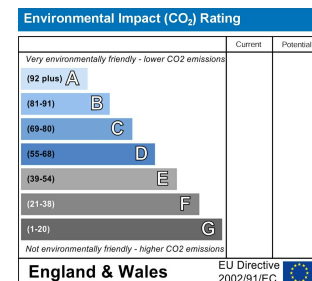
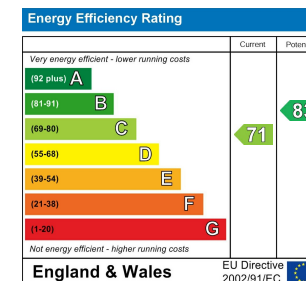
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WIKERIDGE COURT, LEEDS, WEST YORKSHIRE, LS17 9NX

TOTAL FLOOR AREA: 1430 sq.ft. (132.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Entrance Hall

11'6" (max) - 6'6" (max)
Radiator and stairs to the upper level.

Downstairs W/C

5'9" (max) - 3'3" (max)
Tiled floor and half tiled walls, wash hand basin, heated towel rail and w/c.

Lounge

16'9" (max) - 12'0" (max)
Gas living flame fire with surround, radiator and bay window.

Kitchen Living Dining Room

24'6" (max) - 16'0" (max)
Under floor heating throughout.

Kitchen Area

Porcelain sink with drainer, fan oven, microwave oven, dish washer, wine cooler, induction how with extra or over, radiator, tiled splash back, breakfast bar and a range of wall and base units with quartz counter tops.

Living Dining Area

Radiator and bifolding doors to the rear gardens.

Store Room

4'9" (max) - 3'3" (max)

Utility Room

8'6" (max) - 7'0" (max)
Composite sink with drainer, plumbing for a washing machine and dryer, tiled splash back, radiator, door to the side and a range of wall and base units.

Landing

9'9" (max) - 7'9" (max)
Stairs to the lower level.

Airing Cupboard

2'3" (max) - 2'3" (max)
Housing the hot water tank.

Master Bedroom

21'6" (max) - 12'6" (max)
Radiator, built in store room and built in wardrobes.

Ensuite

5'9" (max) - 5'9" (max)
Fully tiled walls and floor with under floor heating, shower cubicle with glass enclosure, wash hand basin with pedestal under, heated towel rail and w/c.

Bedroom Two

12'9" (max) - 12'3" (max)
Radiator.

Bedroom Three

12'3" (max) - 9'0" (max)
Radiator and built in wardrobes.

Bedroom Four

9'3" (max) - 8'0" (max)
Radiator.

House Bathroom

7'6" (max) - 6'0" (max)
Fully tiled walls and floor with under floor heating, panel bath with shower over, wash hand basin with pedestal under, heated towel rail and w/c.

Front Gardens

Grassed lawns with hedges, bushes, plants and flower beds.

Driveway

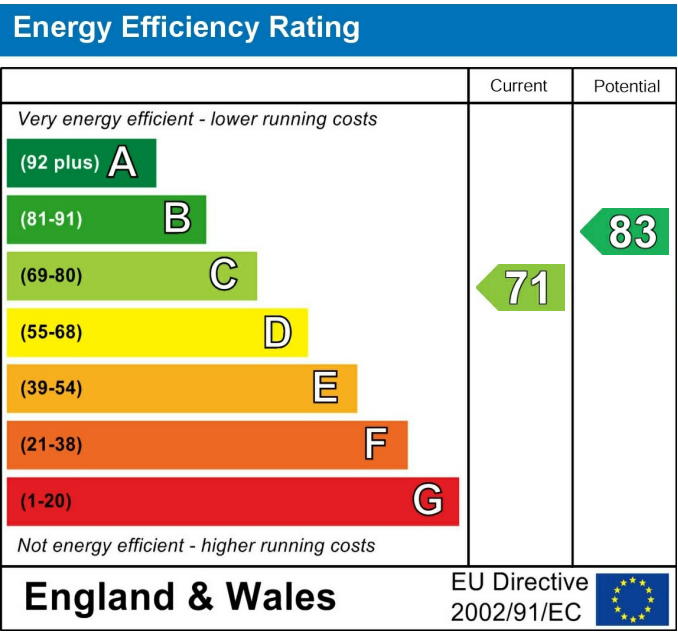
With parking for at least two vehicles.

Garage

10'0" (max) - 8'6" (max)
Lights, up and over garage door.

Rear Gardens

Grassed lawns, mature plants, bushes, trees, flower beds, shrubs, patio area and graveled area.



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. 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.

