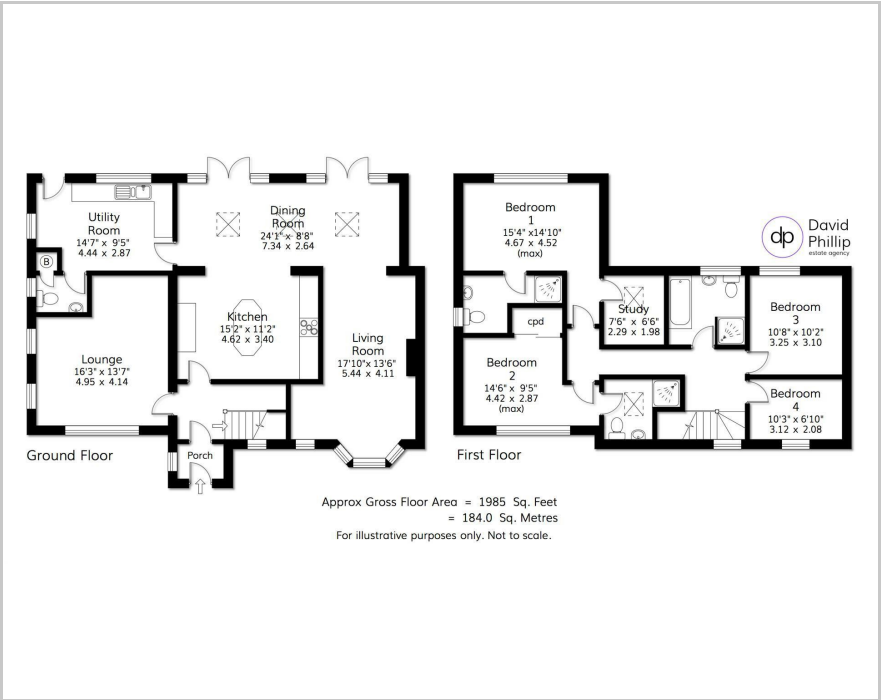


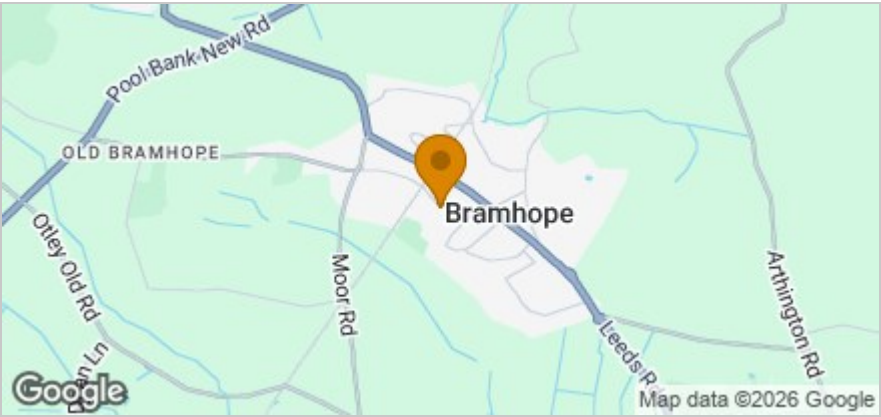


1 Breary Rise, Leeds, LS16 9AL  
Price Guide £695,000

Floor Plan



Area Map



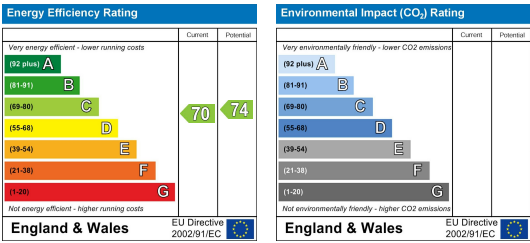
Accommodation

- A Most Impressively Extended Semi-Detached Family House.
- Offering Four Good Sized Bedrooms and Three Bathrooms
- Stunning Spacious Open Plan Kitchen, Dining and Living Space
- Useful Separate Spacious Utility Room and Guest Cloaks/WC
- Delightful Private Corner Plot with Southerly Facing rear Garden
- Double Garage and Drive offering Ample Additional Parking
- Beautifully Positioned Within a Quiet and Established Neighbourhood
- A "C" Rated Energy Performance Certificate (EPC) / Freehold, Leeds City Council Tax Band C

Viewing

Please contact our David Phillip Estate Agents Office on 01134 676 400 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.