



**Stoneacre**  
Properties



**Brodsworth Close, Leeds, LS15 8GP**  
**£229,950**

Stoneacre Properties are proud to present to the market for sale this stunning two bedroom flat with views overlooking the lake. Located in the new popular development of Thorpe Park, with The Springs shopping centre near by. Easy motorway links with the M1 and the Ring Road leading to the city centre. The property is also situated close to the proposed development of a new train station which will give commuters another form of access into the city centre. Comprising of a kitchen lounge diner, two bedrooms and a bathroom. Early viewings recommended to ensure you do not miss out on this opportunity!

### Hallway

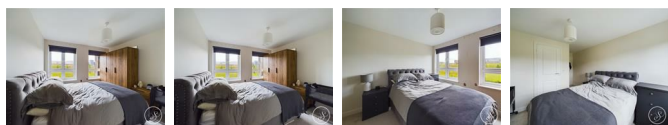
Storage cupboard with plumbing for a washing machine. Access into bedrooms, bathroom and family room.

### Kitchen/Diner/Lounge



Large open plan family room. Kitchen is fitted with wall and base units, integrated fridge and freezer, electric oven and dishwasher. Electric stove with cooker hood above. Double glazed window to front. Space for a dining room table and family area. Sliding patio doors to front and rear leading to balcony. The front balcony over looks the parking area. The rear balcony over looks the pond and walk way.

### Bedroom One



Two double glazed window to the rear. Central heating radiator. Access into ensuite shower room.

### Ensuite Shower room



Comprising of a shower, wc, sink and heated towel rail.

### Bedroom Two



Double glazed window to the rear. Central heating radiator.

### Bathroom



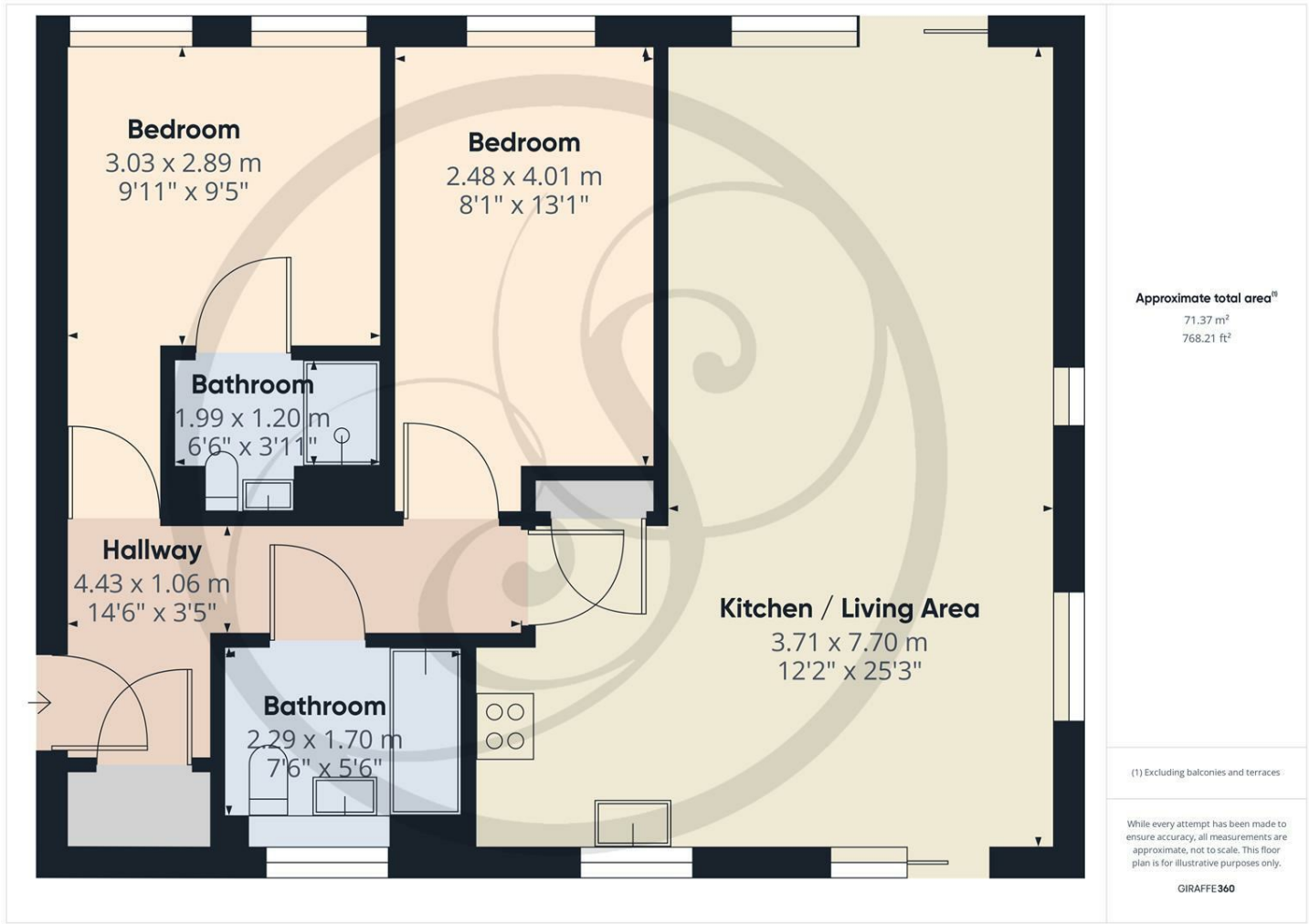
Comprising of a bath with hand held shower above, sink, wc and heated towel rail. Double glazed window to the front.

### External

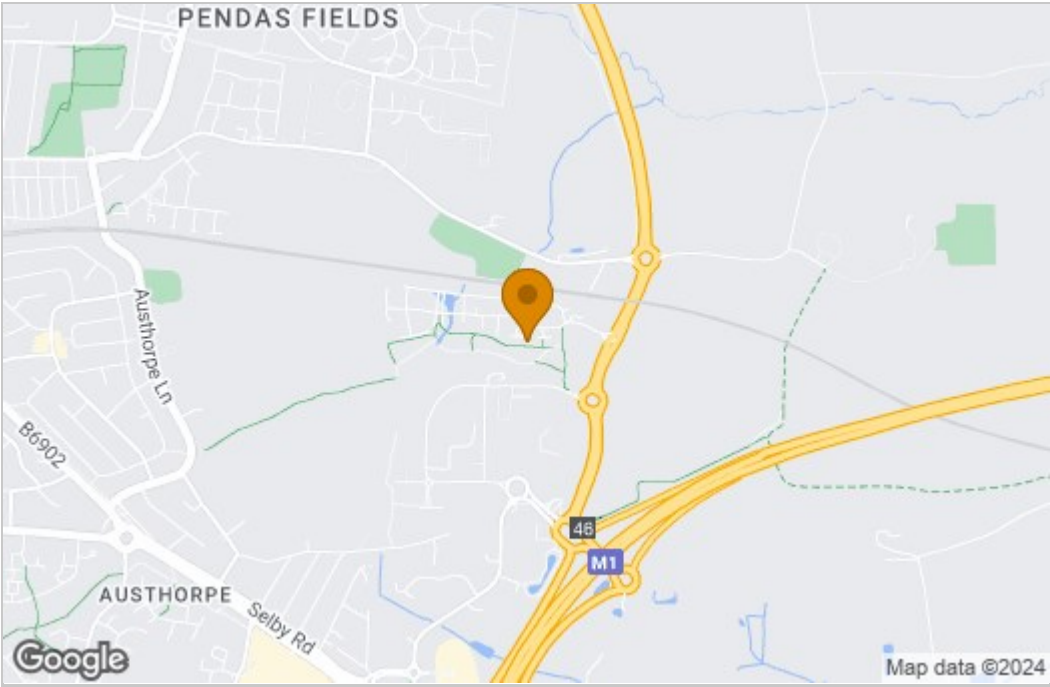


Parking space.

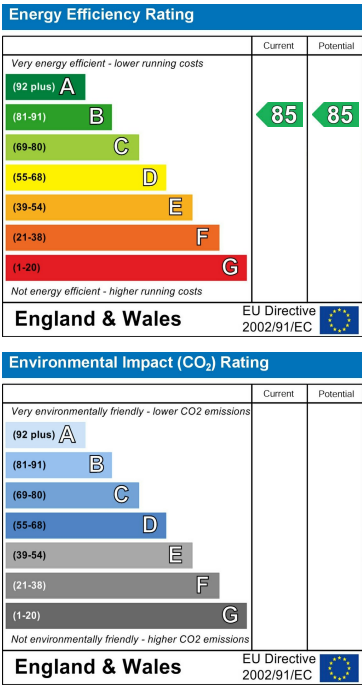
Floor Plan



Area Map



Energy Efficiency Graph



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