



**Stoneacre**  
Properties

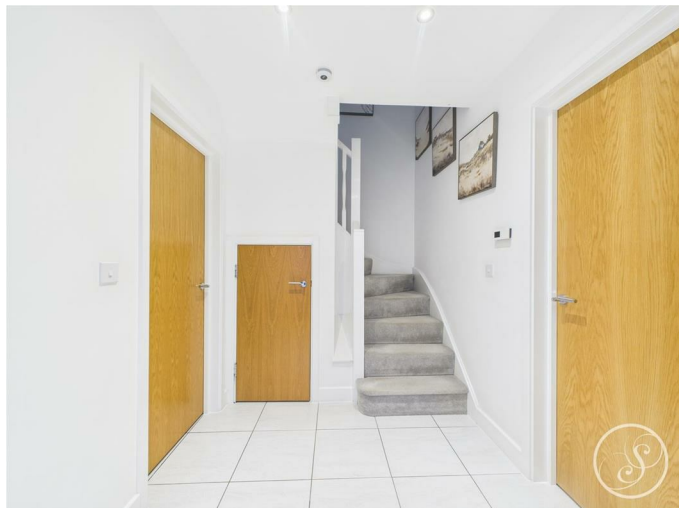


**Cardwell Road, Leeds, LS14 1FL**

**£350,000**

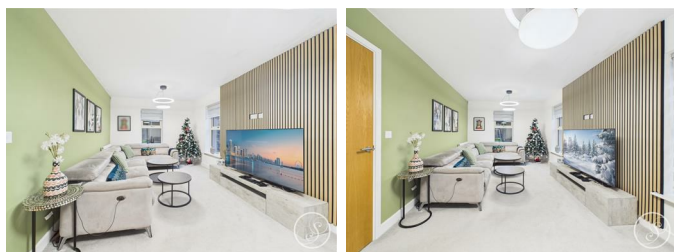
Offered to the market is this stunning four bedroom detached house located on Cardwell Road, Leeds. The property is situated in a sought after location close to all local amenities including: shops, schools and transport links. The property comprises of: entrance hall way, lounge, kitchen/diner, utility, guest w.c, first floor landing, four bedrooms with master having en suite and a family bathroom. Externally the property benefits from a large enclosed rear garden with grass laid to lawn. To make this house your home please contact the office today to arrange your viewing.

## ENTRANCE



Door to the front elevation. Storage cupboard. Central heating radiator.

## LOUNGE



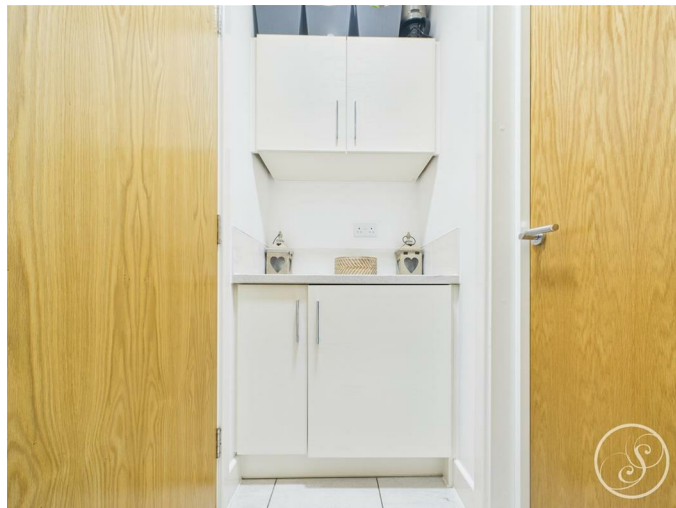
Double glazed window to the front, side and rear elevation. Two central heating radiators.

## KITCHEN/DINER



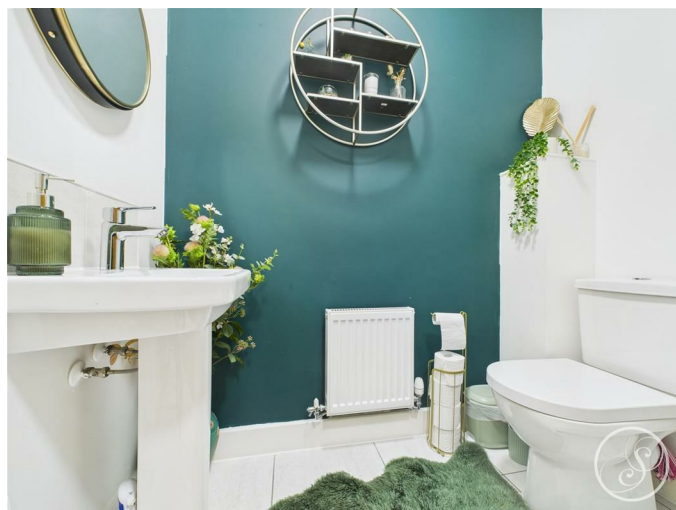
Range of wall and base units. Integrated oven with induction hob and extractor fan above. Integrated fridge/freezer. Plumbing for washing machine. Integrated dishwasher. Breakfast bar area. Space for dining table and chairs. French doors leading to rear garden. Double glazed window to the front elevation. Central heating radiators.

## UTILITY



Wall and base units. Integrated dryer. Door leading to the rear garden.

## GUEST W.C



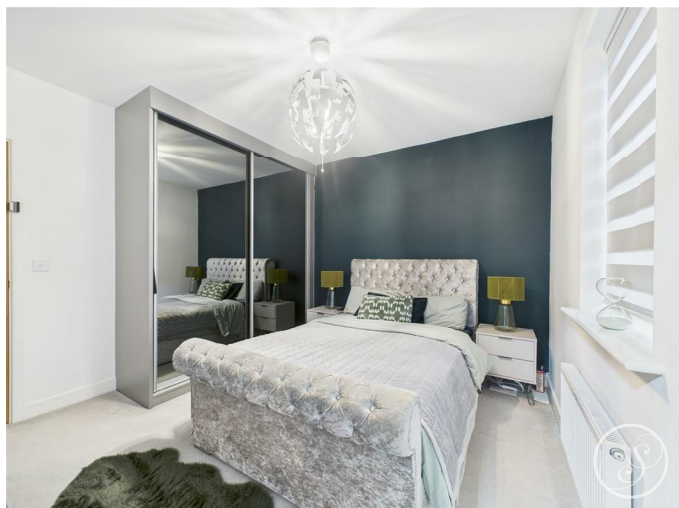
Low flush w.c. Wash hand basin. Central heating radiator.

## FIRST FLOOR LANDING

Loft access. Storage cupboard. Central heating radiator.



## BEDROOM ONE



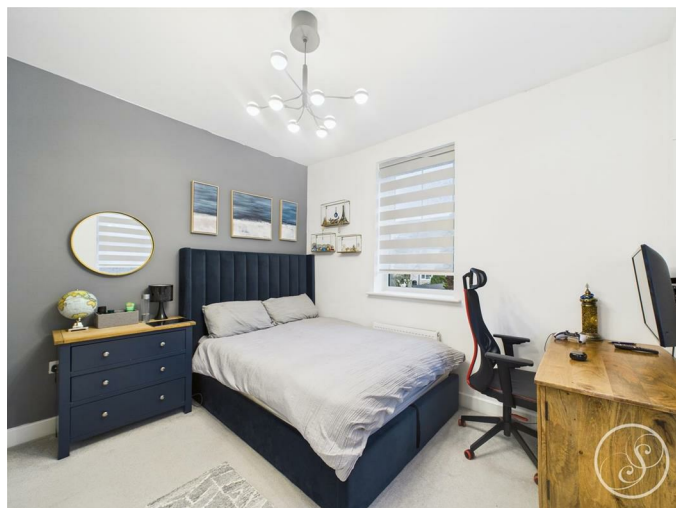
Double glazed window to the rear elevation. Fitted wardrobes. Central heating radiator. Door off leading to en suite.

## EN SUITE



Double glazed frosted window to the rear elevation. Shower cubicle. Wash hand basin. Low flush w.c. Central heating radiator.

## BEDROOM TWO



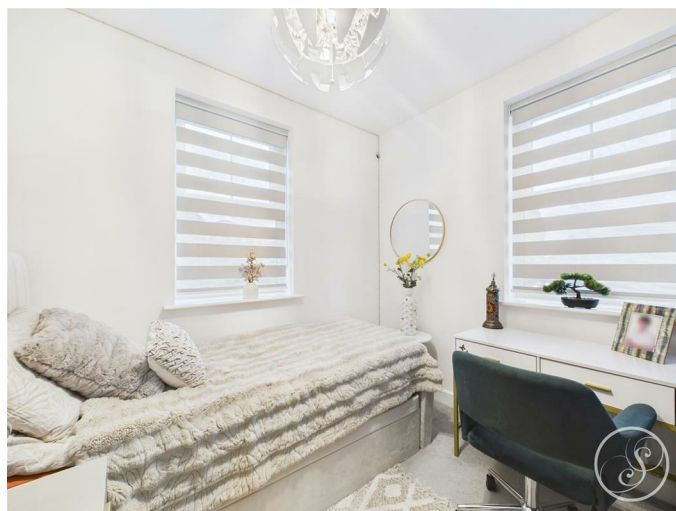
Double glazed window to the rear elevation. Fitted wardrobes. Central heating radiator.

## BEDROOM THREE



Double glazed window to the front elevation. Fitted wardrobes. Central heating radiator.

## BEDROOM FOUR



Double glazed windows to the front and side elevation. Central heating radiator.

## FAMILY BATHROOM



Double glazed frosted window to the front elevation. Bath with shower above. Low flush w.c. Wash hand basin with storage below. Heated towel rail.

## EXTERNAL

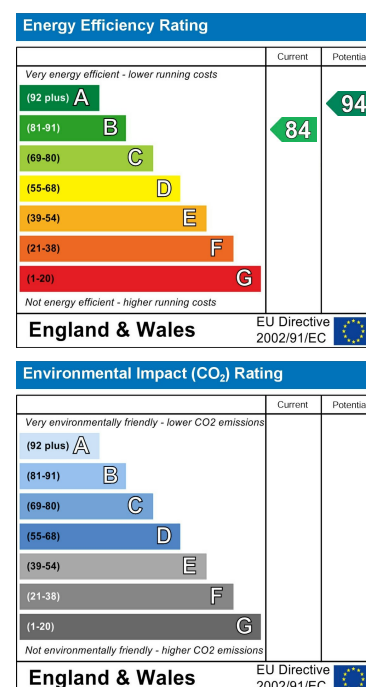
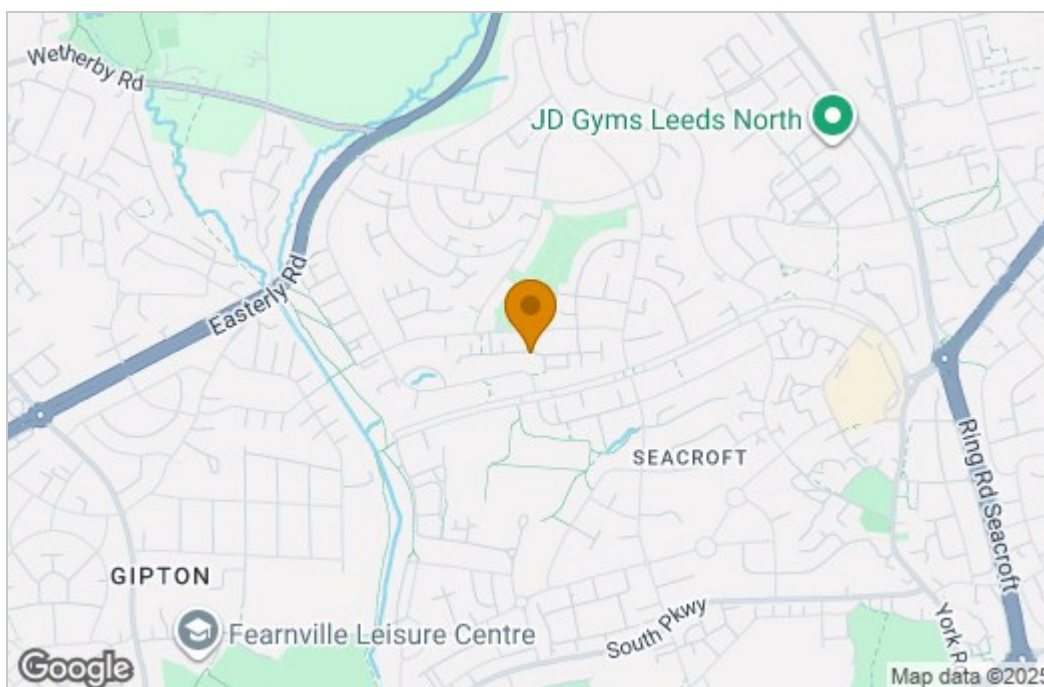


To the rear of the property is a fully enclosed rear garden with grass laid to lawn.

## Floor Plan



## Area Map



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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

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