



Stoneacre
Properties



Whitebridge Spur, Leeds, LS9 0EG
Offers Over £190,000

***IDEAL FIRST TIME BUY IN A CUL- DE -SAC LOCATION *** Stoneacre Properties are delighted to be able to offer for sale a well presented end terraced house which can be found at the end of a cul-de-sac in this popular residential area, ideally located close to all local amenities and transport links into Leeds City Centre. The house which is bound to appeal to first time buyers, is offered for sale in good condition throughout and is chain free. The accommodation comprises of an entrance hallway, lounge with wood burning stove, a good sized kitchen/diner, three good sized bedrooms and a family bathroom. In addition there is a useful loft space that is accessed via a pull down ladder. Externally, to the rear of the house is an enclosed private garden and there is also an off street parking space to the front of the property. Early internal viewings are strongly advised as we believe that this house will attract a lot of interest.

Entrance Hall

Door to front. Central heating radiator.

Lounge



To the front is a double glazed window. Central heating radiator. Multifuel stove with feature brick wall.

Kitchen/Diner



Fitted with a range of wall and base units with work surfaces over incorporating a Belfast style sink. Breakfast bar. Space for Range cooker. Integrated washing machine, dryer and fridge/freezer. Additional built in storage cupboard. Double glazed window to side. French doors leading to rear garden. Space for dining table.

First Floor Landing

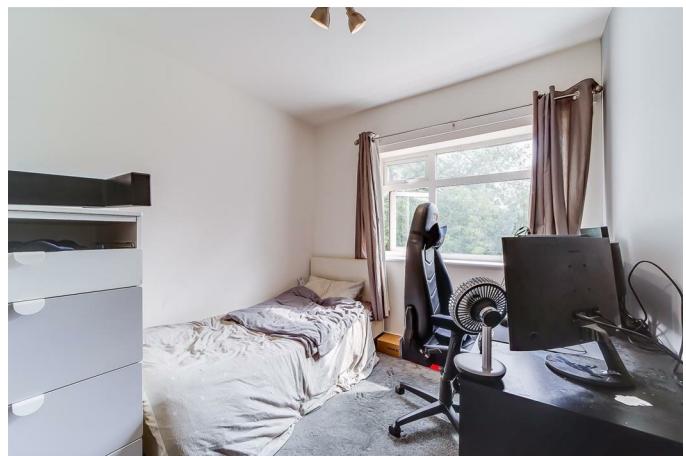
Access to loft via a pull down ladder.

Bedroom One



To the front is a double glazed window. Central heating radiator.

Bedroom Two



To the rear is a double glazed window. Central heating radiator.

Bedroom Three



To the front is a double glazed window. Central heating radiator.

Bathroom



Fitted with a free standing bath with shower over, vanity wash hand basin and wc. In addition there is modern tiling, central heating radiator, double glazed window to rear and a feature central heating radiator.

Loft Space

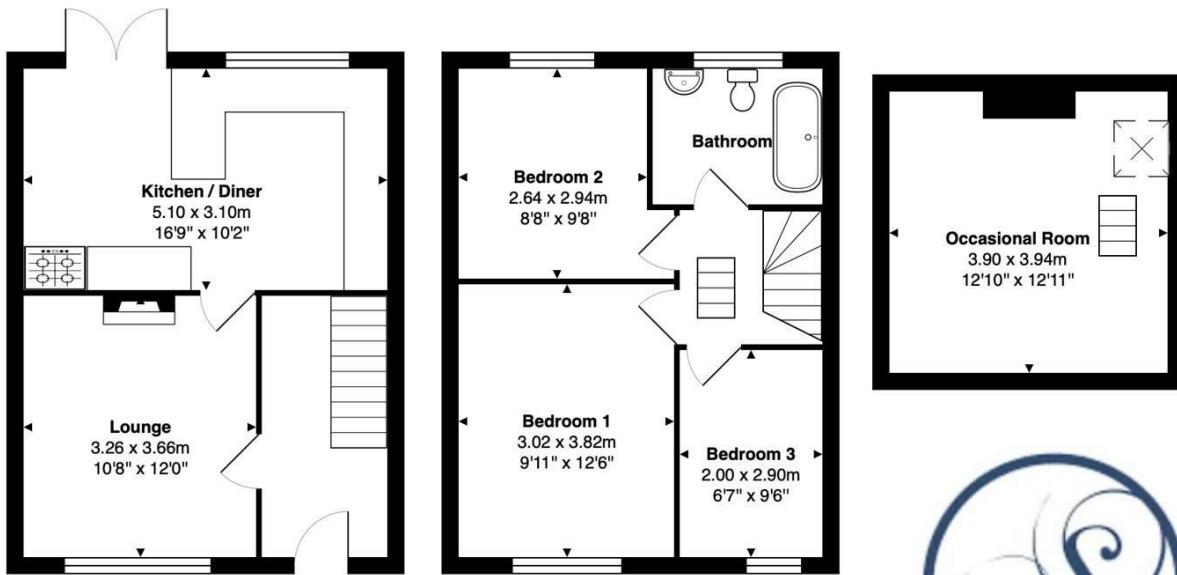


External



To the front is a driveway. To the rear is garden that is mainly laid to lawn with a decking area.

Floor Plan



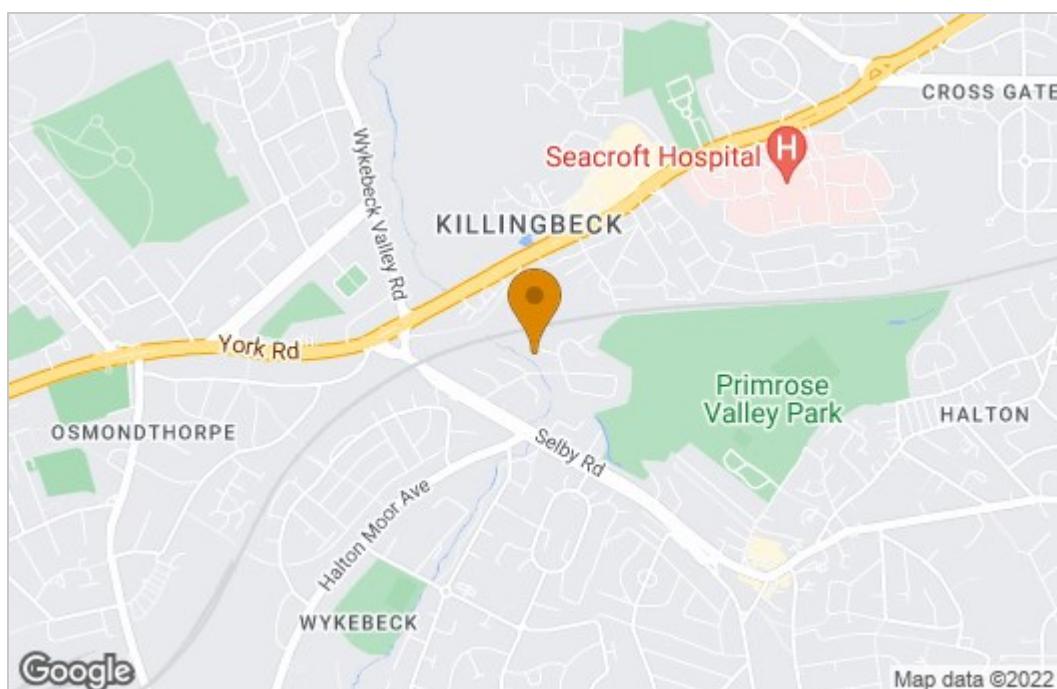
Whitebridge Spur, Halton, LS9 0EG

Total Area: 85.1 m² ... 916 ft²

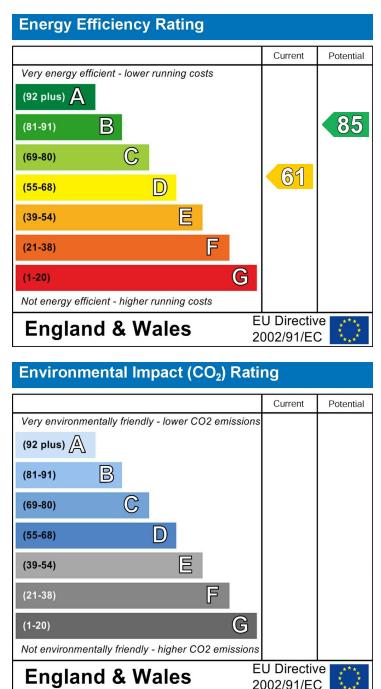
Whilst every attempt has been made to ensure the accuracy of the floor plan, measurements of doors, windows and rooms and any other items are approximate and no responsibility is taken for any error, omissions or mis-statement.
The plan is for illustrative purposes only and should be used as such.



Area Map



Energy Efficiency Graph



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