



Stoneacre
Properties



Leeds Road, Leeds, LS15 4JD

£240,000

Stoneacre Properties are delighted to offer for sale this beautiful unique mid terrace cottage. The property is located in the sought after village of Barwick In Elmet. Comprising to the ground floor: entrance hall, lounge with modern gas fire, dining room with wood burning stove, recently fitted kitchen and rear porch. To the first floor is two spacious bedrooms and a shower room. Externally the property has low maintenance gardens to the front and rear. In addition the property has three useful outbuildings ideal for storage. Viewings are highly recommended to appreciate all the character and charm that this lovely home has to offer.

Entrance Hall

Staircase leading to first floor.

Lounge



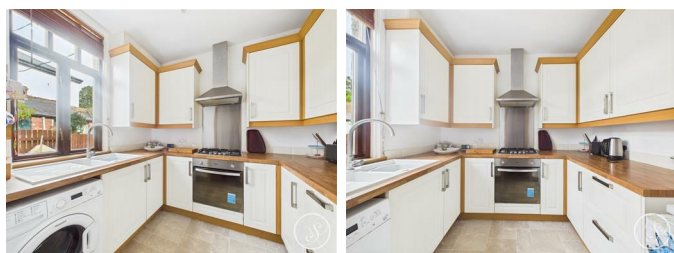
To the front aspect is a window. Feature gas fire. Central heating radiator.

Dining Room



To the rear aspect is a window, and a door leading into the porch. Central heating radiator, wood burning stove and built in storage cupboards.

Kitchen



Fitted with a range of wall and base units with work surfaces over incorporating a sink and drainer unit. Electric oven and gas hob with cooker hood over. Space for a fridge/freezer. Window to rear aspect.

Rear Porch

External door to rear.

Landing

Access into loft.

Bedroom One

To the front aspect are two windows. Two built in wardrobes. Central heating radiator. Built in storage cupboard.

Bedroom Two

To the rear aspect is a window. Cast iron feature fire. Central heating radiator.

Shower Room

Fitted with a walk in shower, wash hand basin and wc. In addition there is tiling, heated towel rail,

window and a built in cupboard housing the central heating boiler.

External

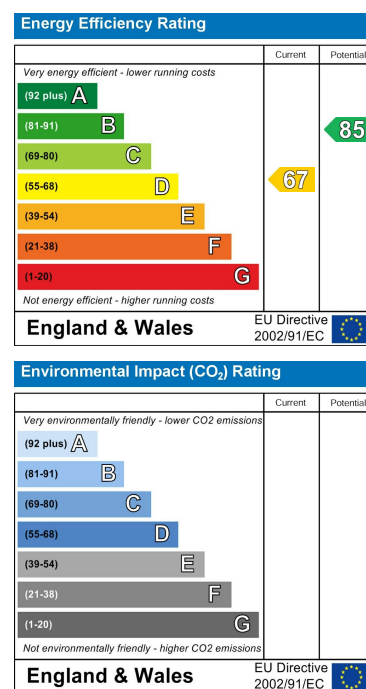
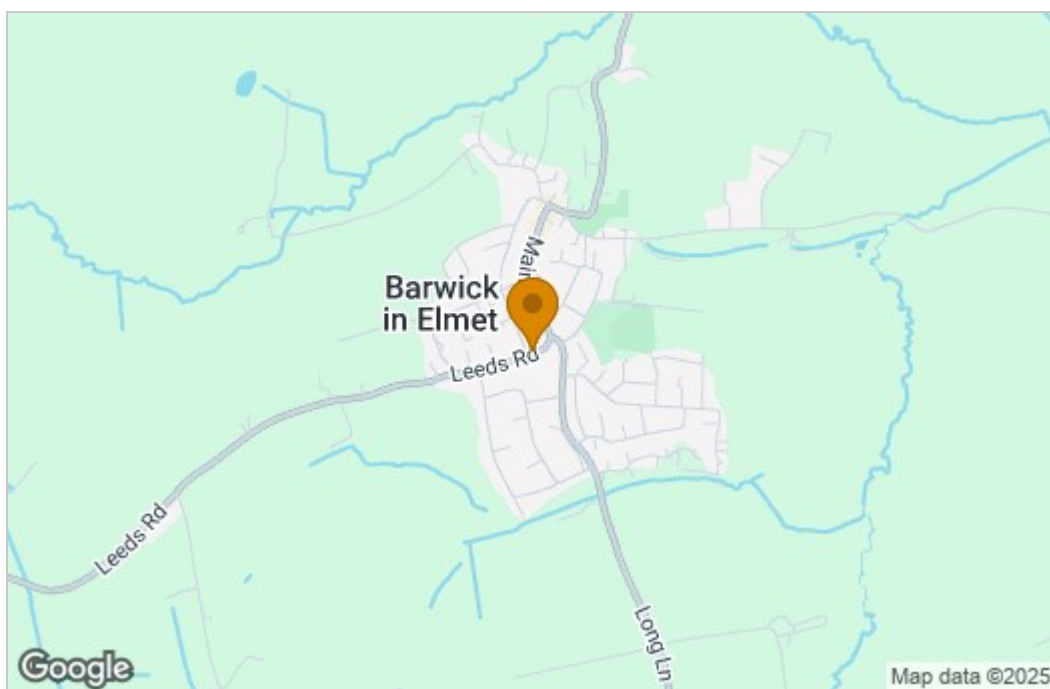


Low maintenance gardens to the front and rear. In addition there is three outbuildings ideal for storage.

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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