



**Stoneacre**  
Properties



**Orion Walk, Leeds, LS10 3HX**

**£225,000**

Stoneacre Properties are delighted to offer for sale this spacious four bedroom dormer bungalow. The property is located in a sought after location and is close to all the local amenities. Comprising to the first floor: entrance hall, lounge, kitchen diner, inner hall, two bedrooms and bathroom. To the first floor is an additional two bedrooms. Externally the property has a spacious driveway and gardens to the front and rear. The property currently has a sit-in tenant currently on a rolling tenancy. Please call a member of our team for further information.

**Entrance Hall**  
Door to side.

**Lounge**



To the front is a window. Gas fire with feature surround. Central heating radiator.

**Kitchen/Diner**



Fitted with a range of wall and base units with work surfaces over incorporating a stainless steel sink and drainer unit. Gas hob. Double electric oven. Plumbing for washing machine. Space for dryer. Door to rear. Window to side and rear. Central heating radiator.

**Bedroom Two**



Window to front. Central heating radiator.

**Bathroom**



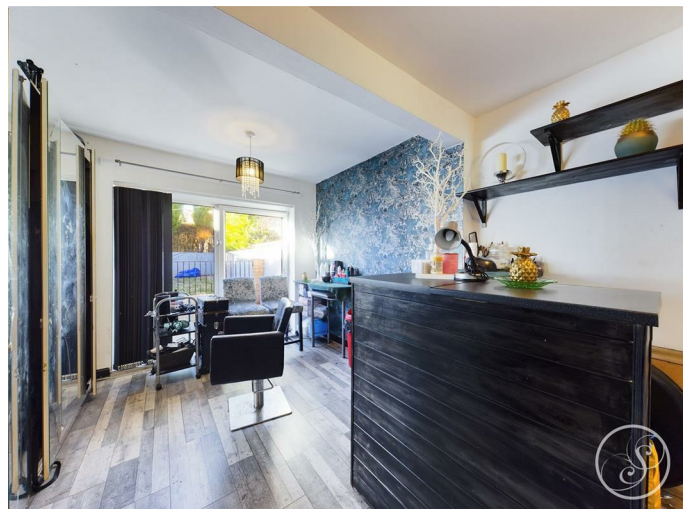
Fitted with a bath with shower over, wash hand basin and wc. In addition there is a window to side and a central heating radiator.

**Inner Hall**



Staircase leading to first floor. Built in storage cupboard.

**Bedroom One**



Patio door to rear. Fitted wardrobes. Central heating radiator.

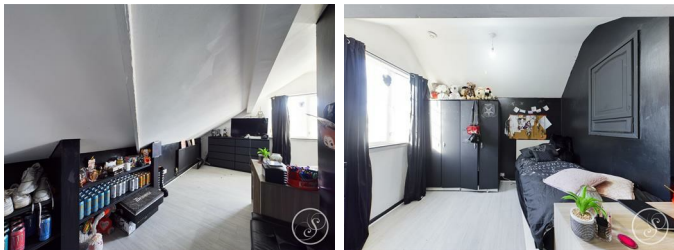
## First Floor Landing

### Bedroom Three



Window to front. Built in storage cupboard. Central heating radiator.

### Bedroom Four



Window to rear. Built in storage cupboard. Central heating radiator.

### External



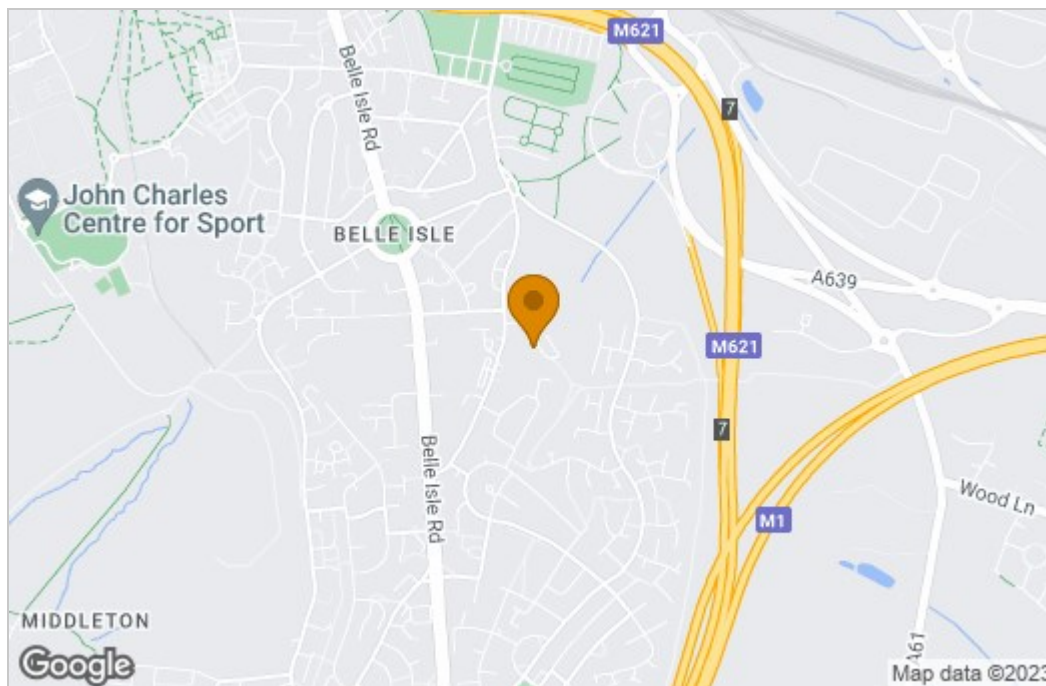
Gardens to front and rear. Driveway to side.

### Garage

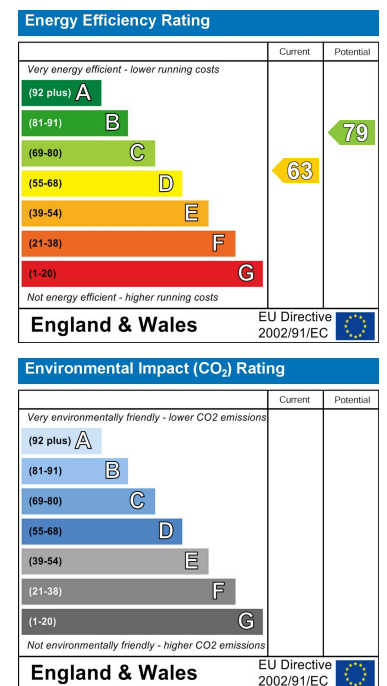
# Floor Plan



# Area Map



# Energy Efficiency Graph



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