



Stoneacre
Properties



Rookwood Road, Leeds, LS9 0NJ

£235,000

Stoneacre Properties are happy to present for sale this recently decorated three bedroom end terrace located in a sought after location with great transport links to Leeds City Centre and York via the A64. Comprising of a; entrance porch, lounge, kitchen diner, three bedrooms and a bathroom. Externally the property boast a large rear garden ideal for entertaining guests. To the front is a drive way and a garage. Viewings are highly recommend.

ENTRANCE

Door to front. Storage cupboard. Stairs to first floor.

LOUNGE



Large lounge with feature fire place. Central heating radiators. Storage cupboard.

KITCHEN DINER



Open plan kitchen diner fitted with a range of wall and floor units with integrated oven and gas stove. Cooker hood above. Plumbing for a washing machine, space for a fridge and freezer. Space for a dining room table. French doors to the rear and double glazed window.

FIRST FLOOR LANDING



Large open landing. Loft access. Central heating radiator. Window to the front.

BEDROOM ONE



To the rear of the property is a double bedroom with double glazed window to the rear and central heating radiator.

BEDROOM TWO



Double bedroom. Central heating radiator. Double glazed window to the rear.

BEDROOM THREE



Double glazed window to the front. Central heating radiator.

BATHROOM



Fitted with a three piece comprising of a bath, wash hand basin and WC to the front. Frosted window to side elevation. Central heating radiator.

EXTERNAL

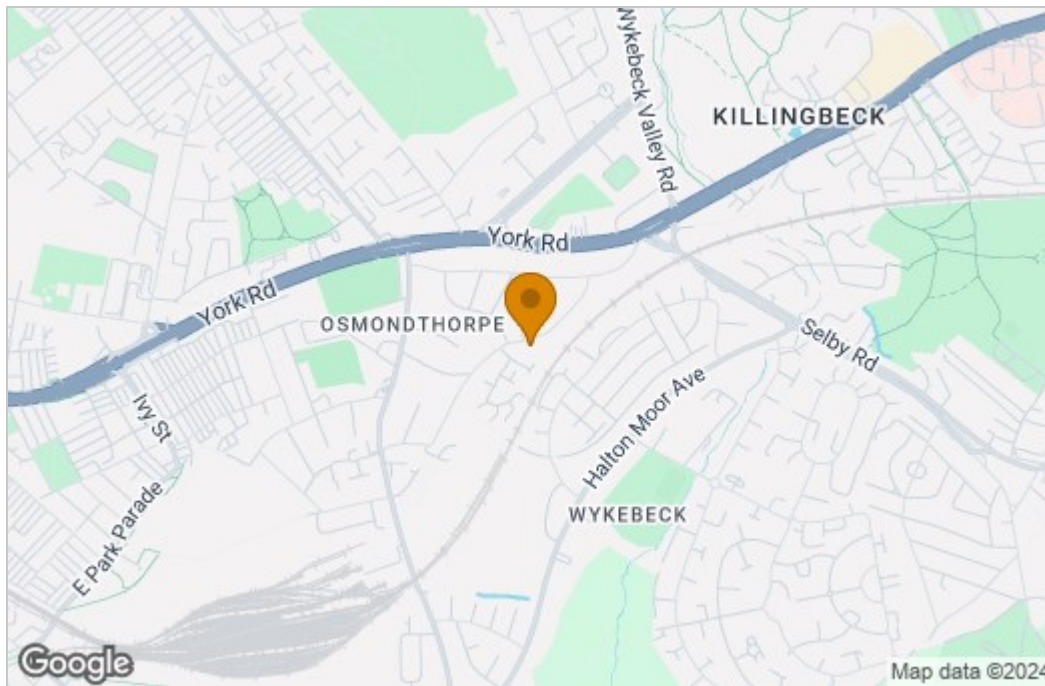


To the front is a drive way leading to the garage to the rear. To the rear of the property is a large garden with patio area.

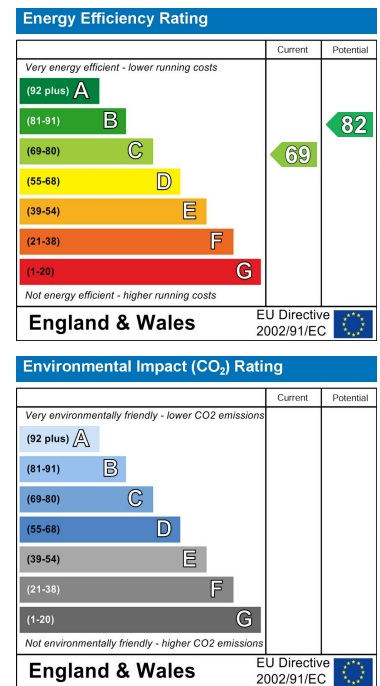
Floor Plan



Area Map



Energy Efficiency Graph



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