



Stoneacre  
Properties



## Eberston Terrace

Leeds, LS6 1AU

£199,950



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## ENTRANCE

Entering the property via the stairs from the ground floor, you're welcomed into the entrance hallway which offers access to two of the bedrooms.

## BEDROOM 1

Great sized double bedroom with large dual windows overlooking the front street with laminate wood flooring.

## BEDROOM 2

A further spacious double bedroom with large dual windows finished with laminate wood flooring.

## BEDROOM 3

To the top floor you'll find a spacious double bedroom with dual windows and laminate wood flooring.

## BATHROOM

also located on the top floor, this fully tiled 3-piece bathroom comprises shower, W/C and toilet.

## KITCHEN/LIVING ROOM

The kitchen is made up of wall and base units and comprises gas hob with extractor. The lounge area completes the top floor.

## EXTERNAL

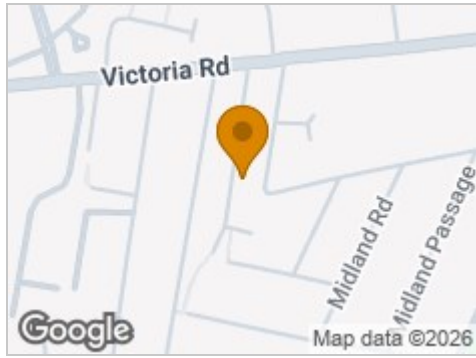
Externally, the property is set in a cul-de-sac and offers on street parking.

## LEASE

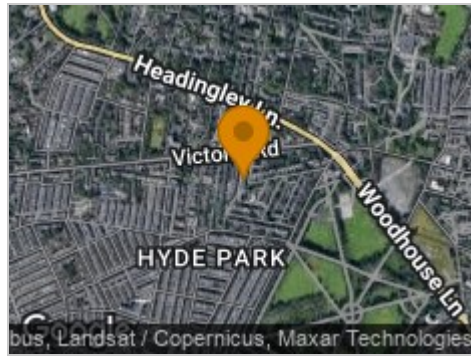
Lease extension completed November 2025 – new 170-year lease with peppercorn ground rent. Buyers are advised to obtain verification from their solicitor



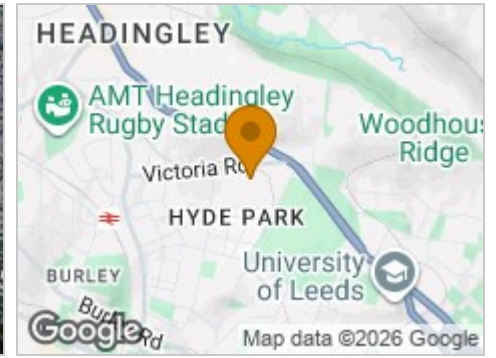
## Road Map



## Hybrid Map



## Terrain Map



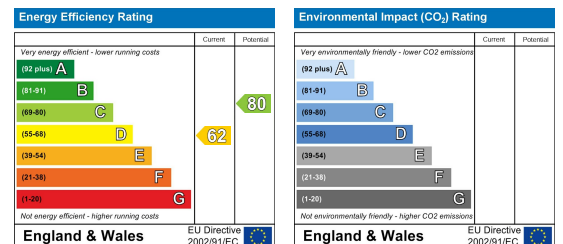
## Floor Plan



## Viewing

Please contact our Chapel Allerton Sales Office on 0113 237 0999 if you wish to arrange a viewing appointment for this property or require further information.

## Energy Efficiency Graph



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