



Stoneacre  
Properties



## High Ash Drive

Leeds, LS17 8RD

Offers Over £350,000



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## Entrance

Entering the property you are welcomed into the entrance hallway which offers access throughout the bungalow.

## Living Space

The extended living room offers a generous amount of space for both seating as well as dining and the sunroom to the rear provides seamless access to the rear garden, all together offering the perfect space for hosting and socialising. The room is flooded with natural light and finished with feature fireplace.

## Kitchen

Kitchen is made up of wall and base units offering ample storage space as well as integrated double oven, gas hob with extractor above, space for washing machine and dishwasher. Rear door leads through to a porch which can be used as a utility room that in turn leads out to the rear garden.

## w/c

Comprising toilet and sink.

## Bedroom 1

Spacious double bedroom with ample space for bedroom furniture.

## Bedroom 2

Second double bedroom.

## Bathroom

Comprising shower over bath, toilet and sink.

## External

The bungalow boasts wonderfully maintained front

and rear gardens. The front garden is laid to lawn with flower beds to the border, and a large gated driveway leads down the side of the property to the detached garage. To the rear is an enclosed and private garden laid to lawn with patio area and shed for additional storage.



## Road Map



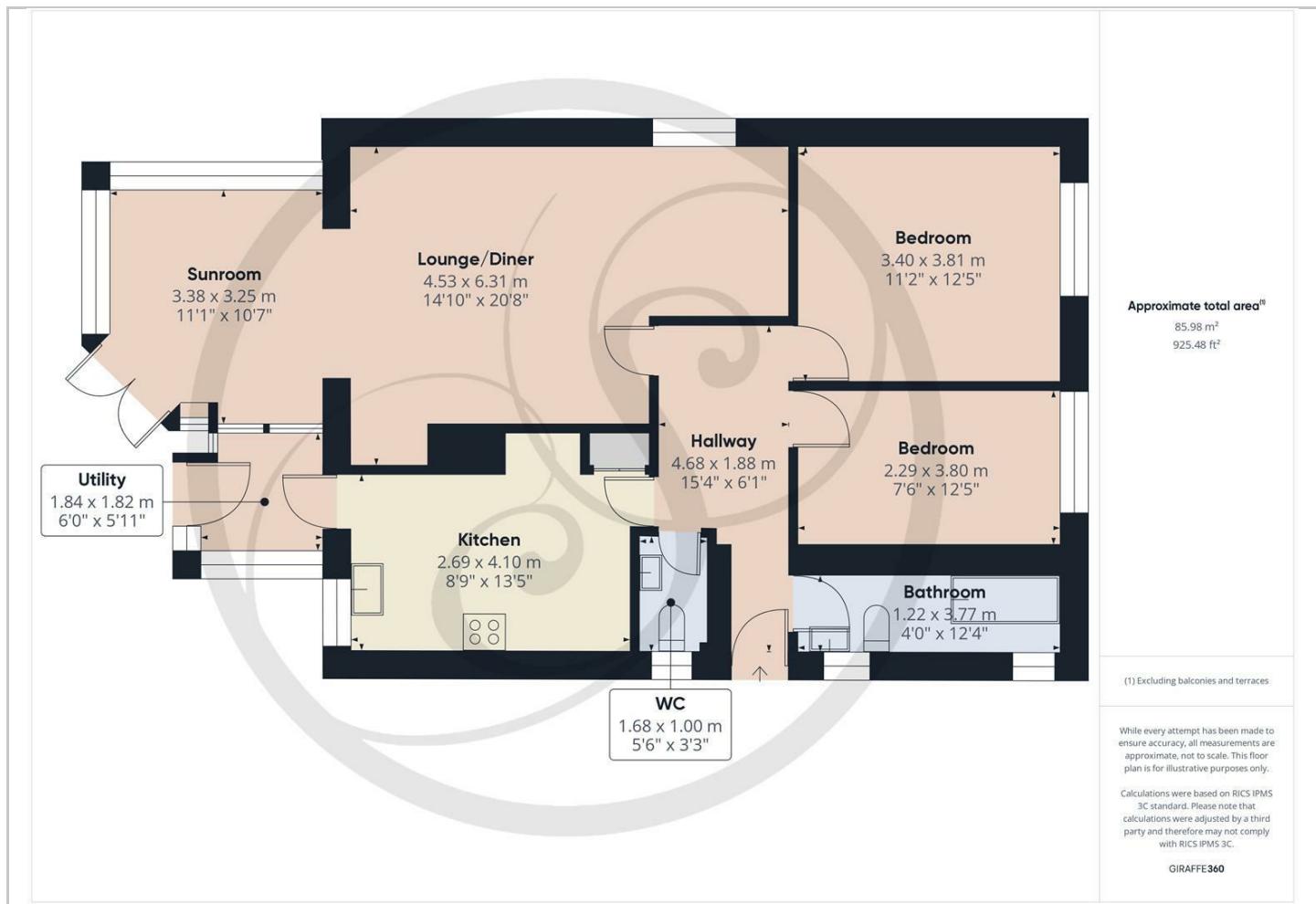
## Hybrid Map



## Terrain Map



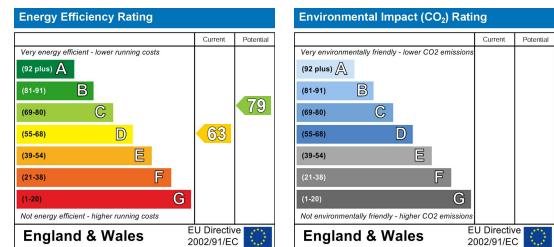
## Floor Plan



## 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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