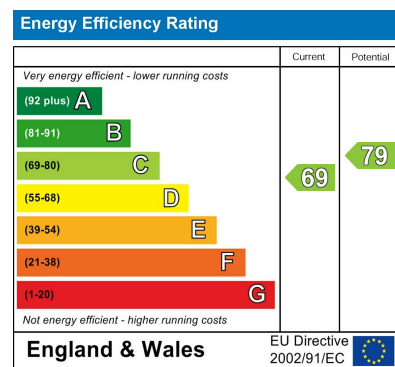
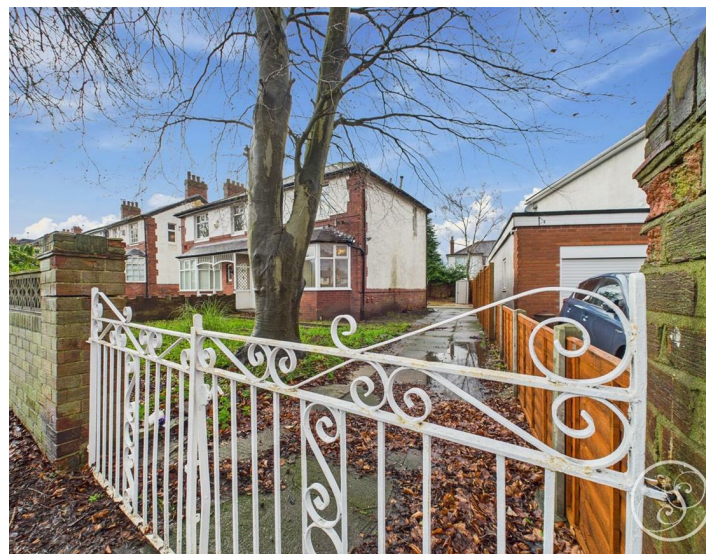
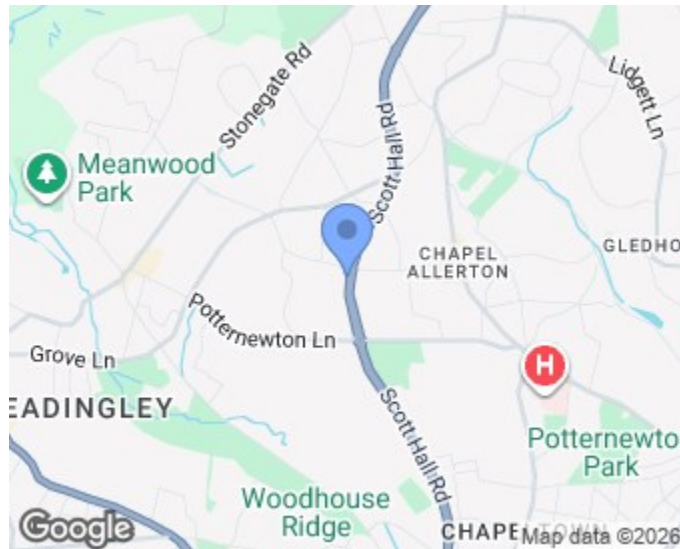




Disclaimer-You may download, store and use the material for your own personal use and research.You may not republish, retransmit, redistribute or otherwise make the material available to any party or make the same available on any website, online service or bulletin board of your own or of any other party or make the same available in hard copy or in any other media without the website owner's express prior written consent. The website owner's copyright must remain on all reproductions of material taken from this website. Stoneacre Properties acting as agent for the vendors or lessors of this property give notice that:- The particulars are set out as a general outline only for the guidance of intending purchasers or lessees, and do not constitute, nor constitute part of, an offer or contract. All descriptions, dimensions, condition statements, permissions for use & occupation, and other details are given in good faith and are believed to be correct. Any intending purchasers or tenants should not rely them as such as statements or representations of fact but must satisfy themselves by inspection or otherwise as the correctness of each of them. No person in the employment of Stoneacre Properties has any authority to make or give representation or warranty whatsoever in relation to this property. These details believe to be correct at the time of compilation, but may be subject to subsequent amendment.

Our branch opening hours are:

Mon 0900 - 17:30
Tues 0900 - 17:30
Weds 0900 - 17:30
Thurs 0900 - 17:30
Fri 0900 - 17:30
Sat 0900 - 15:00
Sun By Appointment

We are also available for out of hours appointments.

The prestigious offices in Chapel Allerton (North Leeds) and Whitkirk (East Leeds) provide residential & commercial sales and lettings, full property management services, all aspects of commercial property, legal services and in-house mortgage advice and financial planning.

184 Harrogate Road, Leeds, West Yorkshire, LS7 4NZ

Telephone: 0113 237 0999 Email: north@stoneacreproperties.co.uk

BUY SELL RENT MANAGEMENT FINANCE LEGAL

www.stoneacreproperties.co.uk

rightmove

The Property Ombudsman

Leeds City Council

onTheMarket.com



Stoneacre Properties

Stoneacre Properties
184 Harrogate Road
Leeds
West Yorkshire
LS7 4NZ

0113 237 0999
north@stoneacreproperties.co.uk
www.stoneacreproperties.co.uk



Scott Hall Road, LS7 2EE

£1,400 Per Calendar Month

- 3-BED SEMI
- FULLY RENOVATED
- OPEN PLAN KITCHEN/DINER
- MODERN BATHROOM
- FRONT AND REAR GARDEN
- DRIVEWAY WITH PARKING FOR MULTIPLE CARS
- EPC - C
- COUNCIL TAX BAND - B

Prominently positioned on Scott Hall Road in Leeds, this beautifully renovated semi-detached house presents an excellent opportunity for families and professionals alike. Boasting three spacious bedrooms, this property is designed for modern living while retaining a warm and inviting atmosphere.

Upon entering, you will be greeted by two well-proportioned reception rooms, perfect for entertaining guests or enjoying quiet family evenings. The heart of the home is undoubtedly the brand new open plan kitchen and dining area, which has been thoughtfully designed to create a seamless flow between cooking and dining. This contemporary space is ideal for both casual meals and formal gatherings.

The property features a fully renovated bathroom that combines style and functionality, ensuring a comfortable experience for all residents. Additionally, the house has been upgraded with brand new flooring, plumbing, electrics, heating/boiler, windows, and doors, providing peace of mind and a fresh start for its new owners.

Positioned conveniently, this home offers excellent access to the vibrant areas of Chapel Allerton and Leeds City Centre, making it perfect for those who appreciate the blend of suburban tranquillity and urban convenience. Whether you are looking to enjoy local parks, shops, or the bustling city life, this location caters to all your needs.

Externally, the property boasts a large front and rear garden as well as driveway and parking for multiple cars.

In summary, this semi-detached house on Scott Hall Road is a remarkable find, combining modern renovations with a prime location. It is an ideal choice for anyone seeking a stylish and comfortable home in Leeds.

Entrance

Entering the property you are welcomed into the hallway which offers access to the lounge and to the kitchen/diner as well as to the useful under stairs storage cupboard.

Lounge

Large formal lounge is finished with laminate flooring which runs through from the hallway. The lounge boasts a large bay window to the front elevation. Ample space is offered for seating.

Kitchen/Diner

This spacious open plan living space boasts an abundance of space for a large dining table, or alternatively a further seating area if this is preferred. French doors lead out to the rear garden. The modern kitchen is made up of light grey wall and base units with built in oven, electric hob with extractor above and sink with drainer. There is plumbing for a washing machine and space for fridge/freezer.

Bedroom 1

First of two spacious double bedrooms. The room is laid to carpet.

Bedroom 2

Second double bedroom again laid to carpet with dual aspect windows.

Bedroom 3

Third single bedroom, also ideal as a home office.

Bathroom

Modern part tiled bathroom with shower over bath, toilet, floating vanity sink and powered mirror/storage cabinet.

External

To the front of the property is a large garden and driveway for multiple cars that runs down the side of the property. To the rear is a spacious low maintenance garden.

