



134 Calverley Lane Leeds



3 Bedroom House - Townhouse £155,000

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GROUND FLOOR:

Hallway:



Access via a composite front entrance door, stairs rising to the first floor, central heating radiator

Living Room:



Open plan to the Dining Area: Double glazed window, television point, central heating radiator, gas fire

Dining Area:



Open plan to the Living Room and Kitchen: Double glazed tilt and turn patio doors opening onto the rear garden, laminated flooring, central heating radiator, ample space for a dining table and chairs

Kitchen:



Open plan to the Dining Area: Double glazed window, a range of 'free-standing' IKEA kitchen units, stainless steel sink and drainer, a Five Burner cooker (may be included subject to offer), space for a fridge / freezer, open plan to the Utility Area

Utility Area:

A part glazed external door opening onto the garden, central heating radiator, plumbing for an automatic washing machine

FIRST FLOOR:

Landing:

Access to the first floor accommodation, access to the loft space via a pull down loft ladder

Bedroom One:



Double glazed window, central heating radiator, television point

Bedroom Two:



Double glazed window, central heating radiator, television point

Bedroom Three:



Double glazed window, central heating radiator

Bathroom / WC:



Two double glazed windows, a modern recently fitted white suite comprising of a panelled bath with a glazed side screen and a plumbed shower, wash basin set into a vanity unit, low flush WC, ladder style central heating radiator / towel warmer

TO THE OUTSIDE:



Gardens:



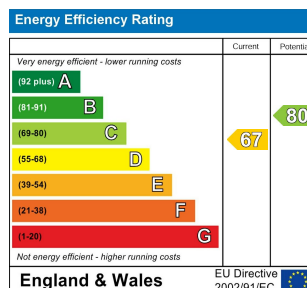
The front garden is mainly low maintenance and has a hedge border. The rear garden is a good size and has a large patio / seating area, a lawn, a further patio, and a garden shed

Parking:

On street parking

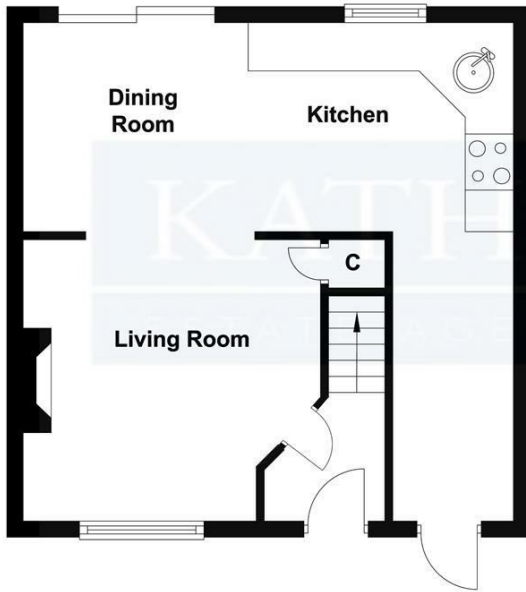
EPC Link:

<https://find-energy-certificate.service.gov.uk/energy-certificate/2308-6063-7205-4746-8914>



Floor Plan

Ground Floor



First Floor

