



HOME
MARKETING & MANAGEMENT

BRITANNIA STREET, STANNINGLEY LS28 6NR

OFFERS IN THE REGION OF £199,950



Good Size Semi Detached
3 Bedrooms (2 Doubles)
Double Glazed. Gas C/H
Spacious Living Room
Bathroom with Electric Shower
2 Adjoining Reception Rms
Gardens To Front & Rear
Garage En Bloc
Cul De Sac Location
No Chain. Ideal for Families / FTB





GENERAL DESCRIPTION
 MODERN Brick Built SEMI DETACHED HOUSE ** THREE BEDROOMS (TWO DOUBLE with FITTED WARDROBES)
 ** TWO ADJOINING RECEPTION ROOMS ** SPACIOUS LIVING ROOM with ADAM STYLE FIREPLACE **
 SEPARATE DINING ROOM ** BEECH STYLE KITCHEN with INTEGRAL FRIDGE, FREEZER, OVEN & STAINLESS STEEL HOB ** CERAMIC TILED WHITE BATHROOM with ELECTRIC SHOWER over Bath ** Gas CENTRAL HEATING with COMBINATION BOILER ** White uPVC DOUBLE GLAZING ** ALARM ** EN BLOC GARAGE ** FRONT PATIO GARDEN with SOUTH WESTERLY ASPECT ** ENCLOSED REAR PATIO GARDEN & SOUTHERLY ASPECT ** CONVENIENT CUL DE SAC. Briefly comprising: entrance hall; living room; dining room; kitchen; staircase and landing; two double bedrooms; single bedroom; bathroom. Good access to Pudsey, Farsley and Bramley amenities, local shops, supermarkets, schools, parks, leisure centres. NO CHAIN. VACANT POSSESSION. Suit Families / First Time Buyers.

TENURE
Freehold

ROOM MEASUREMENTS

LOUNGE 13' 3" x 12' 10" (4.04m x 3.91m)
DINING ROOM 9' 10" x 9' 3" (3m x 2.82m)
KITCHEN 9' 10" x 6' 11" (3m x 2.11m)
ENTRANCE HALL 5' 8" x 4' 8" (1.73m x 1.42m) max
STAIRCASE & LANDING 7' 9" x 6' 7" (2.36m x 2.01m) max
DOUBLE BEDROOM 1 12' 10" x 9' 8" (3.91m x 2.95m) max
DOUBLE BEDROOM 2 9' 11" x 9' 8" (3.02m x 2.95m)
BEDROOM 3 8' 9" x 6' 7" (2.67m x 2.01m) max
BATHROOM 6' 6" x 5' 10" (1.98m x 1.78m)
GARAGE EN BLOC



The graph shows this property's current and potential energy rating.

Details are compiled from observation and information supplied by the vendors. Measurements have been taken with an electronic measure and, whilst believed to be accurate, may be subject to variation or mechanical error. Services and appliances have had only a visual inspection and have not been tested by HomeMM.

OPENING HOURS

Pudsey Office

Monday to Friday
 Saturday
 Sunday & Bank Holidays

8.30am – 5.00pm
9.00am – 1.00pm
Closed