



**North Parkway, LEEDS LS14 6RF**

**welcome to**

**North Parkway, LEEDS**

At a Guide Price of £170,000 - £180,000 this SEMI DETACHED home is an IDEAL PURCHASE for the FIRST TIME BUYER! Well presented throughout this home is READY to move in to and includes AMPLE OFF STREET PARKING and an enclosed REAR GARDEN!



### **Entrance Hall**

Having the entrance door to the front aspect, a double glazed window to the side aspect, and stairs to the first floor landing.

### **Lounge Diner**

With double glazed French doors to the rear aspect and a double glazed window to the front, feature fire place with a gas fire, surround, and hearth, plus a gas central heating radiator.

### **Kitchen**

Comprising of a fitted kitchen with a range of both wall and base units with work surfaces over. Includes a sink and drainer with mixer tap, an electric oven with a gas hob, splash back and a cooker hood unit over. Part tiled walls, plumbing for a washing machine, and a double glazed window to the rear.

### **First Floor Landing**

With stairs rising from the ground floor and having a double glazed window to the side.

### **Bedroom One**

With two double glazed windows to the front aspect, built in storage cupboard with one housing the gas central heating boiler, and a gas central heating radiator.

### **Bedroom Two**

Having a double glazed window to the rear, and a gas central heating radiator.

### **House Bathroom**

Equipped with a three piece bathroom suite which includes a bath with a shower over, a wash hand basin, and a w.c set within a vanity storage unit. Tiled walls and tiled flooring, extractor fan, and a radiator. Double glazed window to the rear.

### **Exterior**

Externally the property has a driveway for off street parking and a gravel garden area to the front with hedge and fenced boundaries, while to the rear is an enclosed garden space which is mostly laid to lawn and includes paving and a brick built storage building.



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## North Parkway, LEEDS

- Guide Price £170,000 - £180,000
- Semi Detached Home
- Two Bedrooms
- Well Presented Throughout
- Ideal For First Time Buyers

Tenure: Freehold EPC Rating: D  
Council Tax Band: A

guide price

**£170,000 - £180,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
CGT111562 - 0002

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