



Fernbank Walk, LEEDS, LS13 1DE

welcome to

Fernbank Walk, LEEDS

This mid-terraced home on Fernbank Walk sits on a private, quiet street and offers three bedrooms, front and rear gardens, and energy-saving solar panels. It also benefits from a modern bathroom and a fully boarded, insulated loft for excellent extra storage.



Property Information

This charming mid-terraced home on Fernbank Walk is tucked away on a private, quiet street and offers an inviting blend of comfort and practicality. The property features three well-proportioned bedrooms, front and rear gardens, and the added benefit of off-street parking. Energy-efficient solar panels enhance running costs, while the modern bathroom provides a contemporary finish. A fully boarded and insulated loft offers excellent additional storage or potential for future use, making this a well-rounded home ideal for a range of buyers.

Entrance Hall

The entrance hall features under-stairs storage, stairs leading to the first floor, and laminate flooring throughout.

Lounge

13' 7" x 10' 11" (4.14m x 3.33m)

The lounge features an electric fire, neutral décor, laminate flooring, a double-glazed window to the front, and a radiator.

Kitchen

10' 9" x 10' (3.28m x 3.05m)

The kitchen offers a PVC door to the rear, a double-glazed window overlooking the rear, lino flooring, an extractor fan, a sink and drainer, wall and base units with worktops over, and a radiator.

Reception Room

The reception room features laminate flooring and a double-glazed window to the rear.

Landing

The landing features wooden flooring with stairs leading down to the ground floor.

Loft Space

The loft is insulated and fully boarded.

Bedroom One

13' x 11' 9" (3.96m x 3.58m)

Bedroom One is a large double room featuring a built-in wardrobe, a radiator, carpeted flooring, and a double-glazed window to the rear.

Bedroom Two

10' 2" x 9' 9" (3.10m x 2.97m)

Bedroom Two includes built-in wardrobes, a double-glazed window to the rear, carpeted flooring, and a radiator.

Bedroom Three

10' x 8' 7" (3.05m x 2.62m)

Bedroom Three features a built-in cupboard, wooden flooring, a radiator, and a double-glazed window to the front.

Bathroom

The bathroom comprises a frosted double-glazed window to the rear, a low-flush WC, lino flooring, a bath with shower over and glass shower screens, an extractor fan, a wash basin, and tiled walls.

Front Garden

The front garden features gravelled areas, steps leading up to the front door, and a useful brick shed.

Rear Garden

The rear garden is tiered, with steps leading down to the door and a patio area.

Parking

Off-street parking is available to the rear of the property.

Agents Note

The property benefits from solar panels which are owned outright.



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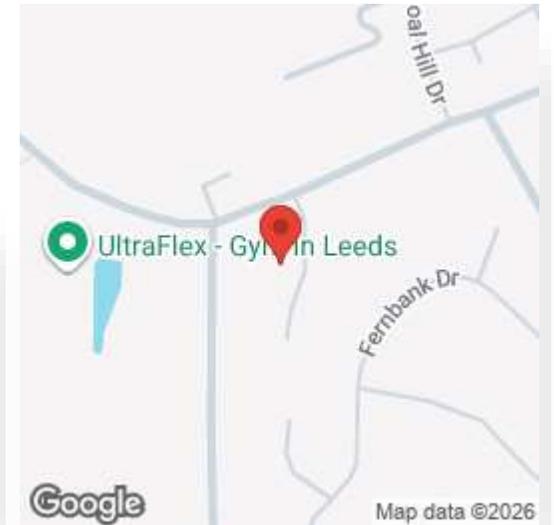
- 3 BEDROOMS
- FRONT & REAR GARDEN
- SOLAR PANELS
- MODERN BATHROOM
- BOARDED & INSULATED LOFT

Tenure: Freehold

EPC Rating: A

Council Tax Band: A

£150,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
PDY116641 - 0002

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