



**Sturton Lane, Garforth Leeds LS25 2EZ**

**welcome to**

**Sturton Lane, Garforth Leeds**

ATTENTION FIRST TIME BUYERS!! Are you looking for a TWO BEDROOM property to call your own? With a MODERN DINING KITCHEN & BATHROOM, this IMPRESSIVE home is READY FOR YOU to view. Don't miss this, contact our Crossgates team to view!



### **Lounge**

Having a bay window to the front aspect, the entrance door also to the front, and stair to the first floor landing.

### **Dining Kitchen**

A modern dining kitchen comprising of a range of both wall and base units with work surfaces over. Also includes two windows to the rear aspect and a door leading out to the rear yard.

### **First Floor Landing**

With stairs rising from the ground floor and giving access to the two bedrooms and the house bathroom.

### **Bedroom One**

Double glazed window to the front aspect, and a useful storage cupboard.

### **Bedroom Two**

Double glazed window to the rear.

### **House Bathroom**

Equipped with a modern three piece bathroom suite which includes a bath with a shower over, a wash hand basin. and the W.C. Double glazed window to the rear.

### **Exterior**

Externally the property has a lawned garden to the front while to the rear is an enclosed block paved yard ideal for entertaining friends and family, plus off street parking.



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## Sturton Lane, Garforth Leeds

- Mid Terrace Home
- Two Bedrooms
- Set In A Popular Residential Location
- Modern Dining Kitchen & Bathroom
- Enclosed Rear Yard

Tenure: Freehold EPC Rating: D

Council Tax Band: B

# £210,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
CGT111719 - 0003

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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