



16 Oak Avenue, Morley, Leeds, LS27 9HB

Offered for sale with NO ONWARD CHAIN, this two-bedroom semi-detached property would be ideal for first time buyers. Ideally situated in a highly sought after residential area, just a short distance from Morley town centre it is likely to be very popular, and an early viewing is highly recommended.

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16 Oak Avenue, Morley, Leeds, West Yorkshire, LS27 9HB



General Remarks

A fabulous opportunity for first time buyers or growing families to purchase a two-bedroom semi-detached property. Offered for sale with NO ONWARD CHAIN a viewing is essential to fully appreciate everything this property has to offer.

The ground floor accommodation comprises; - front entrance hall with stairs rising to the first floor, spacious full length living room which will easily accommodate a dining table, and a kitchen with access to the side of the property and a store cupboard.

The kitchen has fitted wall and base units, ample worktop space and integrated ceramic hob, oven, fridge, freezer and plumbing for a washing machine.

On the first floor there are two double bedrooms, both have either fitted or built in storage, the fully tiled bathroom has a modern three-piece suite comprising; - bath with electric shower over, shower screen, WC and wash basin. The landing provides access to a boarded loft which has fitted lighting and offers a useful additional storage space.

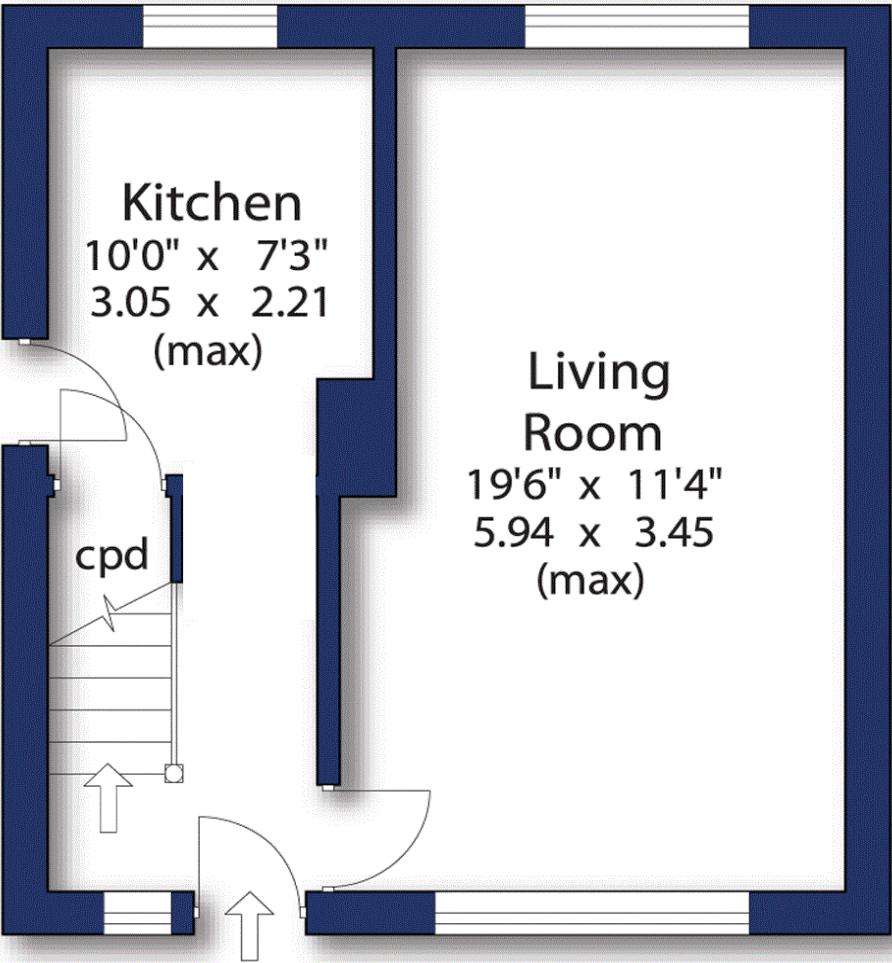
Externally, to the front of the property there is a low maintenance patio area which makes an ideal seating area to relax or enjoy a barbecue. The larger rear garden has two useful storage outbuildings, garden shed and a lawned garden with gated off-street parking.



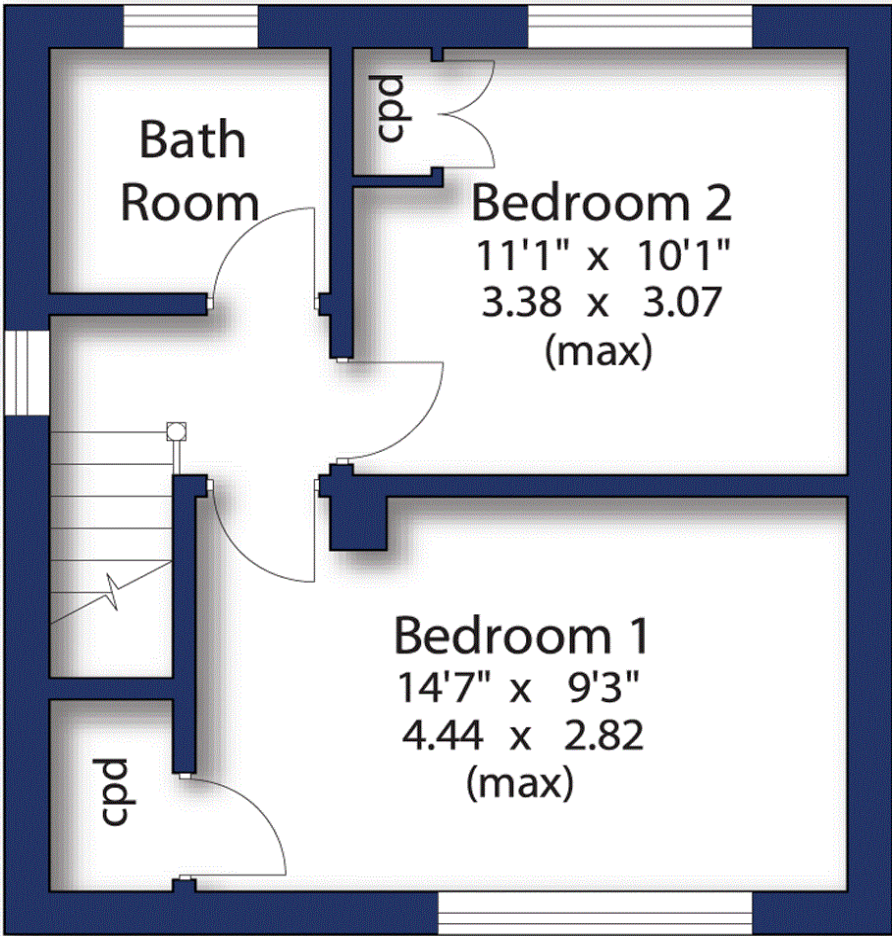




Floorplans



Ground Floor



First Floor

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Local Authority & Council Tax Band

- Leeds City Council
- Council Tax Band A

Tenure, Parking & Services

- Freehold
- Mains electricity, water, drainage and gas are installed. Domestic heating and hot water are from a gas fired boiler. Off-street parking is available.

Internet & Mobile Coverage

For information on Internet and Mobile coverage access the Ofcom website from this link <https://checker.ofcom.org.uk/>

Flooding

For information on flood risks please use this link [Check for flooding in England - GOV.UK](#)

Agent's notes

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ARRANGE A VIEWING

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