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52 Exeter Drive, Leeds, West Yorkshire, LS10 3UE

Ideally situated at the head of a cul-de-sac, this two-bedroom semi-detached house enjoys a good degree of privacy and would be ideal for first time buyers or growing families. A viewing is highly recommended to fully appreciate everything this property has to offer.

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dacres.co.uk

52 Exeter Drive, Leeds, West Yorkshire, LS10 3UE

Asking Price: £180,000



General Remarks

Located in a popular residential area this semi-detached house is beautifully presented and tastefully decorated throughout. Having two double bedrooms, front and rear gardens and off-street parking it is offered for sale with NO ONWARD CHAIN.

The ground floor accommodation comprises; - front entrance porch opening to a spacious living room with ample space for a dining table and a useful understairs cupboard, full width kitchen with access to the rear garden.

The kitchen has fitted wall and base units, plenty of worktop space and integrated appliances include – gas hob, electric oven, fridge, freezer and plumbing for a washing machine.

On the first floor there are two double bedrooms and the bathroom which is part-tiled and has a modern three-piece suite comprising bath with shower over, WC and wash basin. The landing provides access to the loft which offers a useful additional storage space.

Externally, the front garden is laid to lawn with a side driveway for off-street parking. The rear garden is fully enclosed and is low maintenance making it the perfect space for relaxing or enjoying a barbecue.

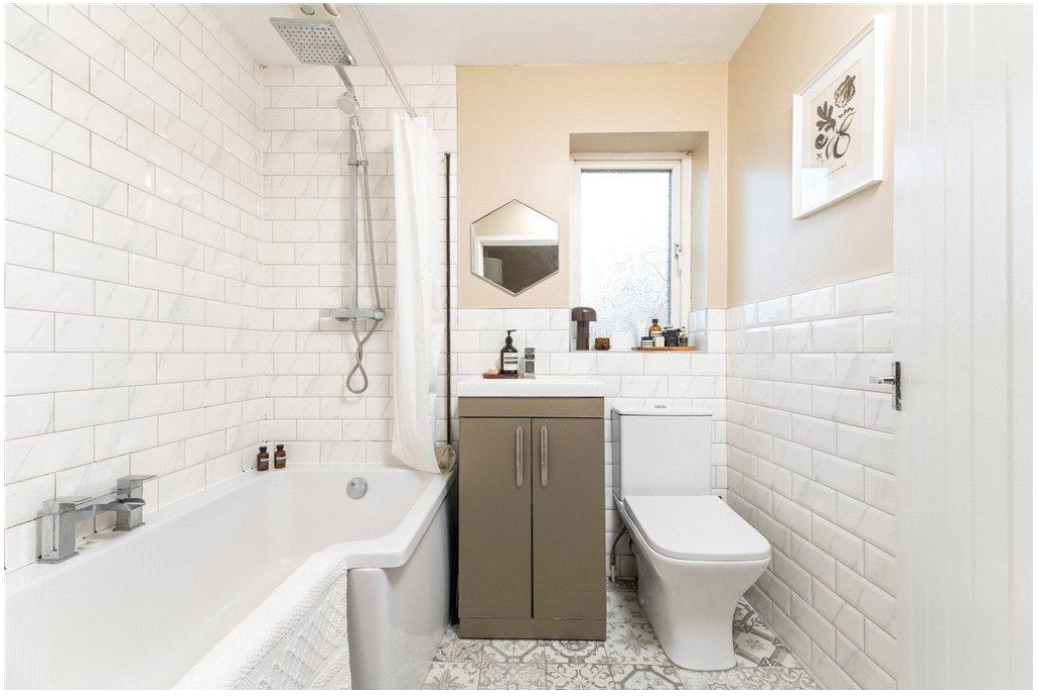



Motherland

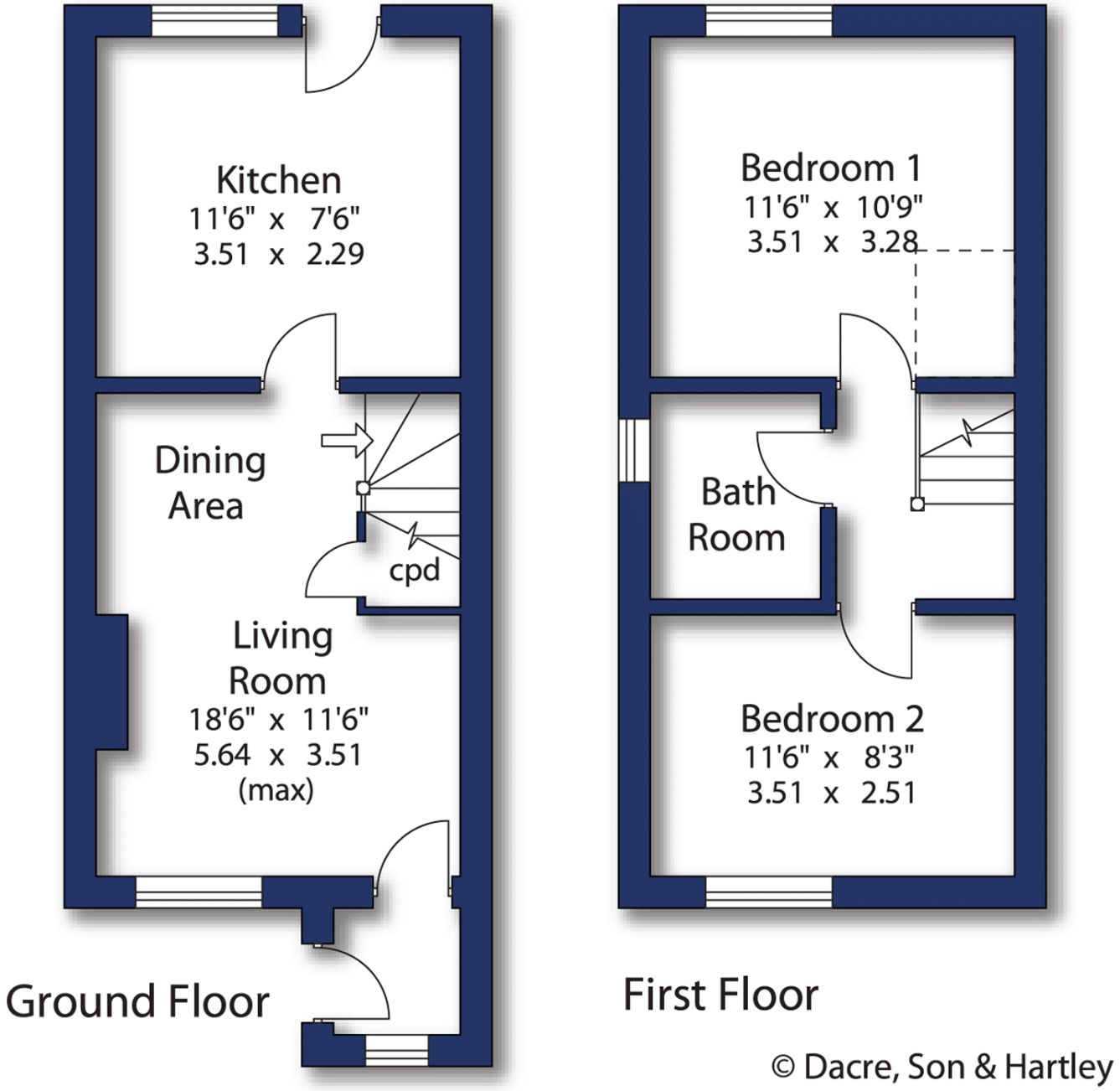








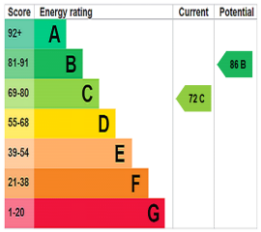
Floorplans



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Local Authority & Council Tax Band

- Leeds City Council
- Council Tax Band is currently B

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

If any issue such as location, communications or condition of the property are of material importance to your decision to view then please discuss these priorities with us before making arrangements. Extensive information on all of our properties can be viewed online at www.dacres.co.uk

Referral fees

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ARRANGE A VIEWING
Call 0113 322 6333 or email
morley@dacres.co.uk

