



22 Bideford Avenue Leeds, West Yorkshire, LS8 2AE

£375,000

At a glance

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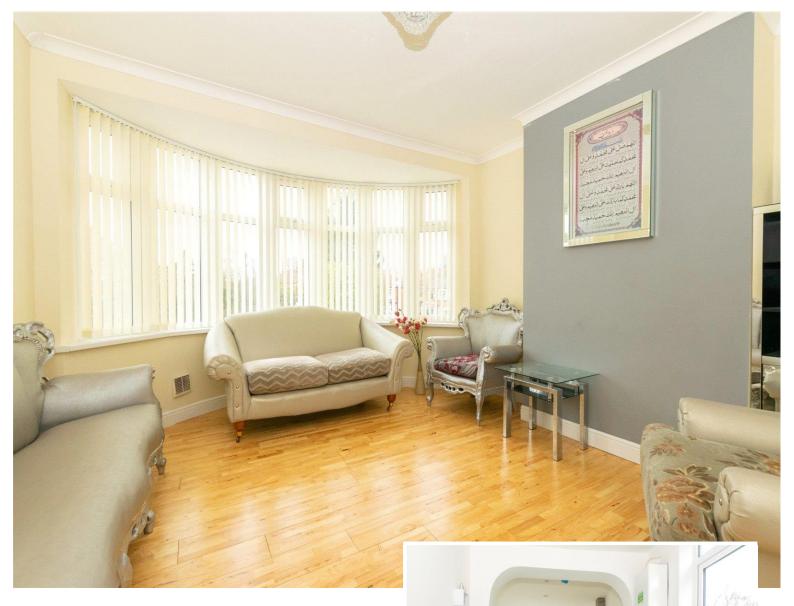












This well presented, spacious, four bedroom semidetached family property is situated in the popular Roundhay area of North Leeds just off leafy Street Lane.

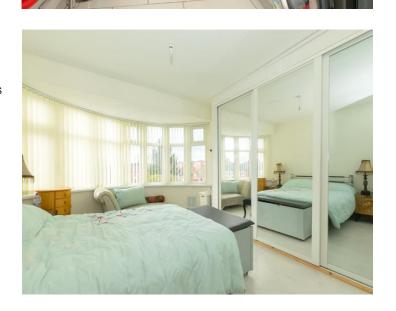
The local area boasts a great selection of amenities, good schools, regular city centre transport links, sport/leisure facilities and scenic Roundhay Park making it the perfect property for professional buyers and growing families.

The family home enters through a glazed porch into a hallway and then through into the spacious living room with a large bright bay window overlooking the front gardens. There is also a separate good sized dining room that leads out into a very private family garden with a very large lawn, patio area and fenced borders. The fitted kitchen has cabinets and worktops to two sides and includes a long seating breakfast bar and lots of built in storage.

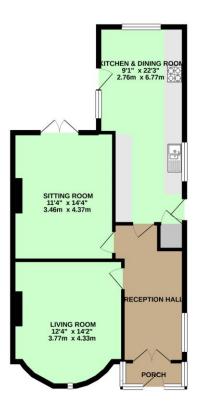
The first floor consists of four bedrooms, three of which have the benefit of a full wall of built in wardrobes and the fully tiled house shower room.

The property has a lawned front garden and has the benefit of a detached garage and driveway to the side of the property providing off-street parking.

The spacious, light and airy feel to this lovely family home needs to be inspected to be fully appreciated.



GROUND FLOOR 650 sq. ft. (60.4 sq. m.) approx.



1ST FLOOR 620 sq. ft. (57.6 sq. m.) approx.



TOTAL FLOOR AREA: 1270 sq. ft. (118.0 sq. m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

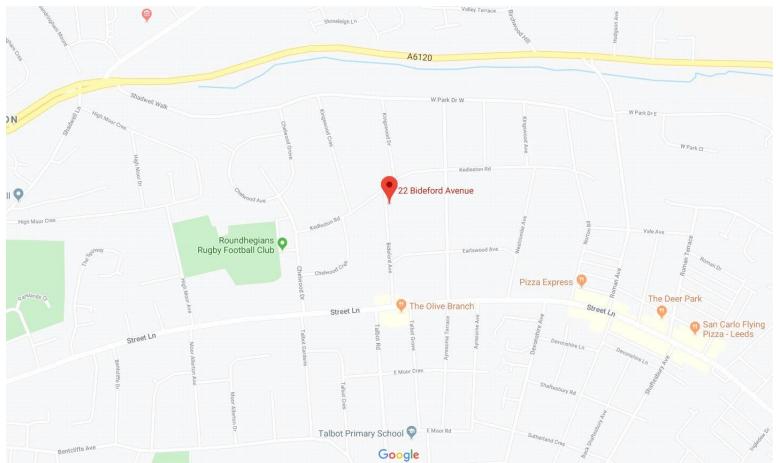
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Your notes on the property:











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