



Oldfield Close | Micklefield | LS25 4DS

£290,000

Three Bedroom Detached Property | Council Tax Band D | EPC Rating D

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* THREE MODERN STYLE DETACHED HOME * LOUNGE/DINER *
MODERN FITTED KITCHEN * SITTING ROM & CONSERVATORY
* EN-SUITE SHOWER ROOM * PARKING *

Presenting this impressive three bedroom modern style detached house, situated in a quiet cul-de-sac with superb train station and motorway connections. This contemporary property exhibits a perfect blend of spaciousness and elegance, making it a dream residence for any homeowner.

The house offers three well-appointed reception rooms, each with its own unique features. The lounge boasts an open-plan design with a charming fireplace and dining area, and it overlooks the generous rear garden. The second reception room is enhanced with large windows and air conditioning unit, plus a walk-in store room, perfect for a study or second lounge. The third reception room, the conservatory, offers a pleasing garden view and direct access to the garden via French doors.

The property comes with a fully equipped refitted modern kitchen featuring a built-in hob and oven, ready for cooking up a storm. There are three bedrooms; two doubles and a generous single. The master bedroom is a large room with an en-suite shower room, offering a private sanctuary for the owners. The house is completed with a family bathroom that has a shower over the bath.

Enjoy the outdoors with the substantial rear garden that features mature trees and backs onto a playing field, providing a private and peaceful setting and the added benefit of not being over looked. The property also offers off road parking for two cars.

With its modern build and unique features, this property is an opportunity not to be missed!

Entrance Hall

Double-glazed window to front, built-in under-stairs storage cupboard, radiator, wooden effect laminate flooring, stairs to first floor landing, door to:

Sitting Room 3.66m x 2.51m (12'0" x 8'3")

Double-glazed window to front, radiator, air conditioning unit, door to:

Store Room

Tiled flooring, wall mounted gas boiler.

WC

Fitted with two piece suite comprising, wash hand basin, low-level WC and extractor fan, full height tiling to all walls.

Fitted Kitchen 4.01m x 1.91m (13'2" x 6'3")

Fitted with a range of modern base and eye level units with worktop space over and drawers, one and half bowl sink unit with single drainer and mixer tap, tiled splash-backs, plumbing for automatic washing machine, space for fridge/freezer, built-in electric oven, built-in four ring hob with extractor hood over, double-glazed window to front, tiled flooring, double-glazed door to side.

Lounge/Diner 3.40m x 6.48m (11'2" x 21'3")

Double-glazed window to rear, two radiators, coving to ceiling, decorative log effect electric with feature surround, double-glazed double door, door to:

Conservatory

Half brick construction with double-glazed windows and polycarbonate roof, laminated wooden flooring, wall light point, double door to the rear garden.

Landing

Door to built-in storage cupboard.

Master Bedroom 3.15m max x 3.84m max (10'4" max x 12'7" max)

Two double-glazed windows to rear, radiator, door to:

En-suite Shower Room

Fitted with three piece suite comprising shower cubicle, pedestal wash hand basin, and low-level WC. Extractor fan, tiled surround, double-glazed window to rear, radiator.

Bedroom 2 3.43m x 2.59m (11'3" x 8'6")

Double-glazed window to front, radiator.

Bedroom 3 2.46m x 2.70m (8'1" x 8'10")

Double-glazed window to front, radiator, door to over stairs storage cupboard.

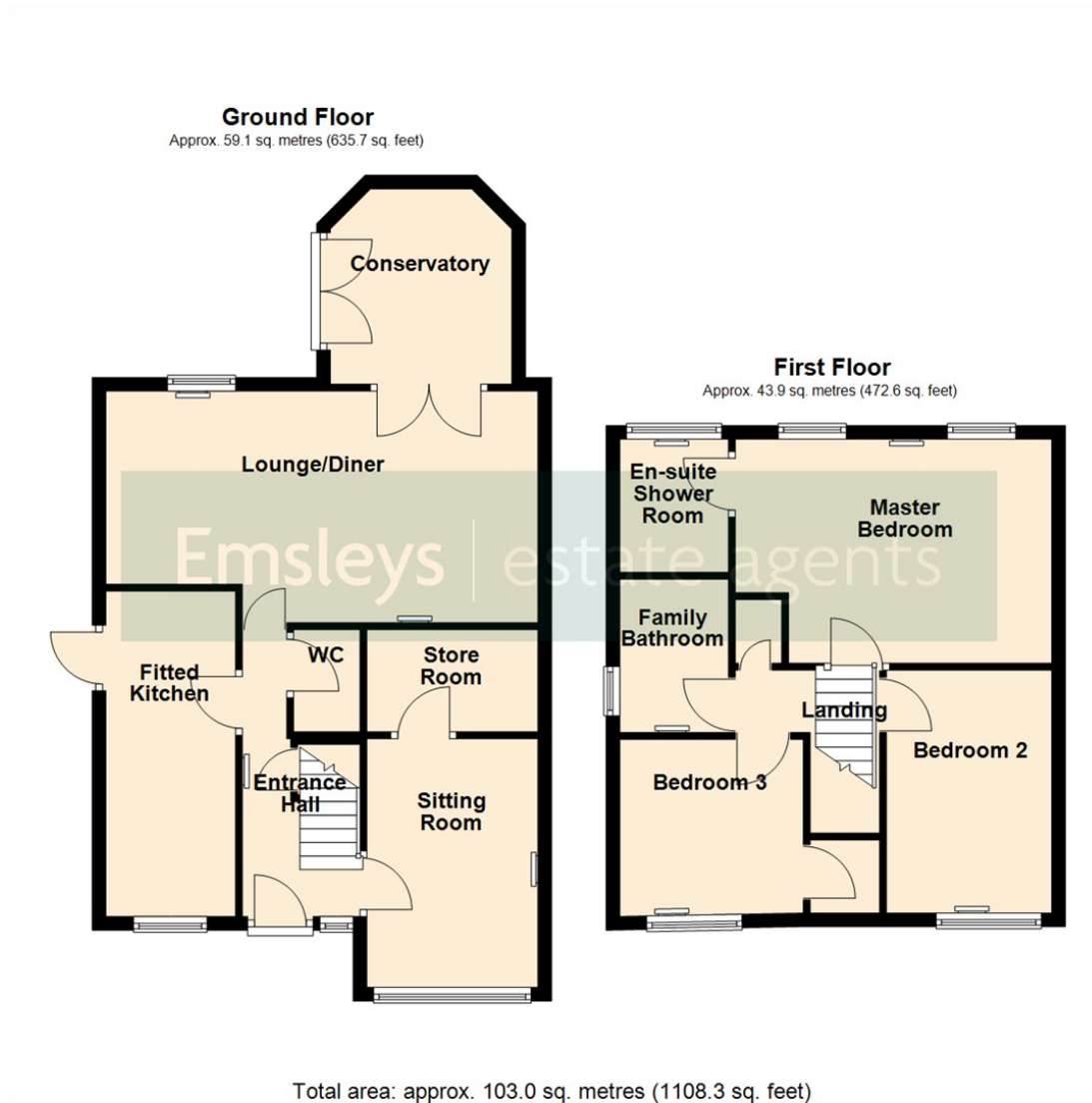
Family Bathroom

Fitted with three piece suite comprising panelled bath with hand shower attachment over and glass screen, pedestal wash hand basin and low-level WC, tiled surround, shaver point, double-glazed window to side, and chrome ladder style radiator.

Outside

There is block paved driveway to the front, for two cars. Side gated access leads to the rear garden. To the rear, there is a generous mature garden with lawn, trees and shrubs. The property is not overlooked top the rear, and backs on to a playing field. In addition, there is a timber garden shed.





These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested Parties are advised to check availability and make an appointment to view before travelling to see a property.



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