



Hopefield Way | Rothwell | LS26 OXR

£325,000

Three Bedroom Detached House | Council Tax Band | EPC Rating TBC

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*** THREE BEDROOM DETACHED * IMMACULATELY PRESENTED * PRIVATE REAR GARDEN *

Nestled in the charming area of Rothwell, Leeds, this immaculately presented detached house enjoys a great position at the head of a cul-de-sac. Hopefield Way offers a perfect blend of comfort and style with modern neutral colour schemes throughout this property is ideal for families or those seeking extra space.

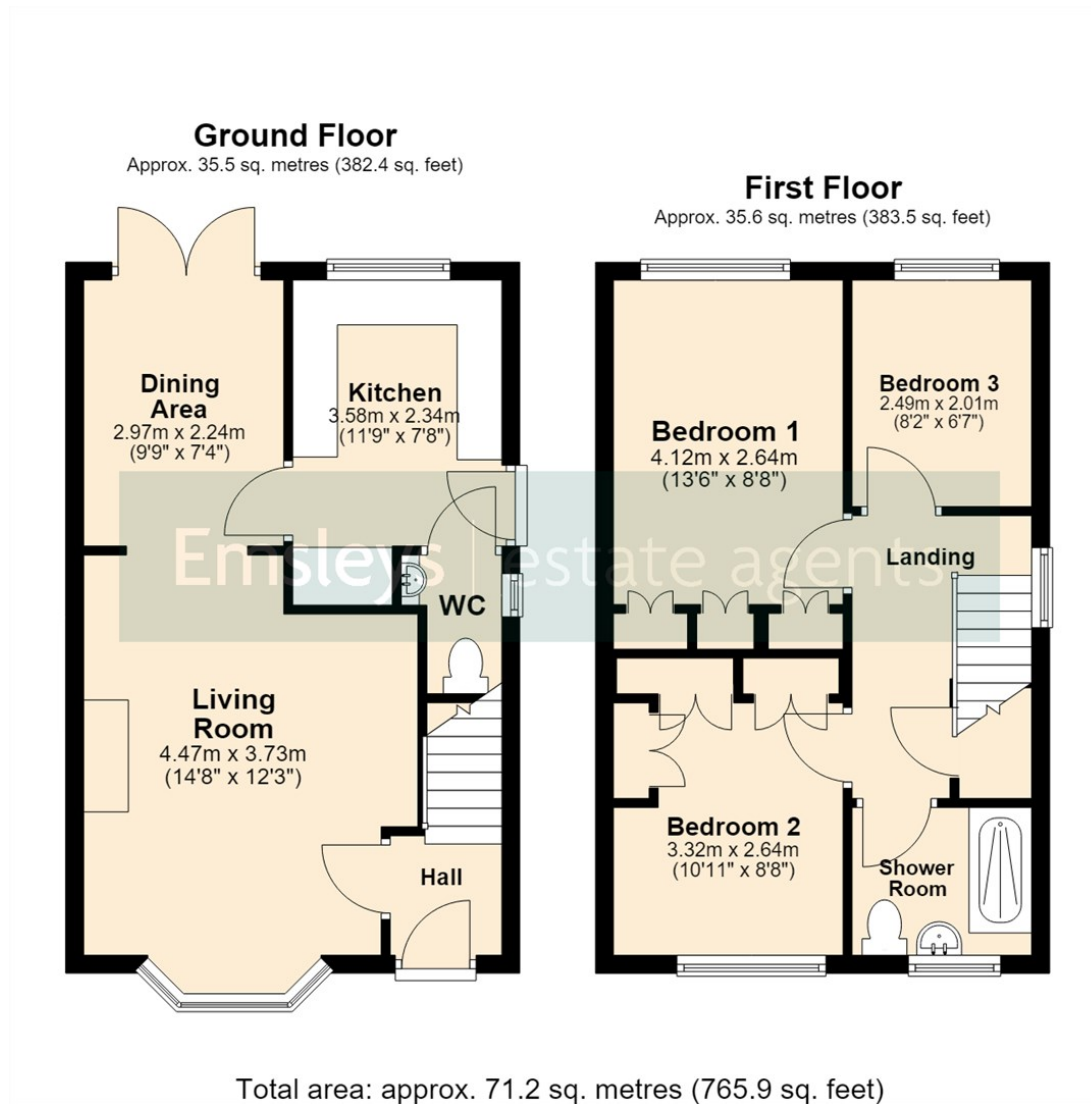
The inviting living/dining space serves as a warm and welcoming area for relaxation and entertaining guests. The modern kitchen is equipped with integrated appliances such as a fridge/freezer, and washing machine and offers luxury finishes including Quartz worktops making meal preparation a delight. There are three well-proportioned bedrooms, two having bespoke fitted wardrobes, one of which has a concealed dressing table! The property also boasts a beautiful modern shower room with a double shower enclosure served with a 'rainfall' shower providing a serene space for unwinding after a long day.

One of the standout features of this home is the rear garden which should be seen to be appreciated! French doors lead from the dining area to the patio area, creating a seamless connection between indoor and outdoor living. The garden enjoys a good degree of privacy as it is not overlooked and is perfect for children to play, enjoying sunny days, hosting barbecues, or simply relaxing in a tranquil setting. The driveway to the front of the home provides off road parking for multiple vehicles and leads to the side and the brick-built garage which offers ample storage, power and light.

*** Call now to arrange your visit ***







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.



65 Commercial Street | Rothwell | Leeds | LS26 0QD
t: 0113 201 4040 www.emsleysestateagents.co.uk

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