



Pasture Court | Sherburn In Elmet | LS25 6LL

£315,000

Three bedroom detached | Council Tax Band C | EPC Rating C

Emsleys | estate agents

SUMMER SALE!!! PRICE WAS £325,000, PRICE NOW £315,000, SAVING £10,000! CALL NOW TO BOOK YOUR VIEWING!

EXTENDED FAMILY HOME. TUCKED AWAY LOCATION. SUPERBLY PRESENTED. AMPLE PARKING.

A stunning detached house located in the desirable area of Pasture Court, Sherburn In Elmet, Leeds. This delightful property boasts three well-proportioned bedrooms, making it an ideal home for families or those seeking extra space. The house features a spacious reception room that provides a warm and inviting atmosphere, perfect for relaxation or entertaining guests. Please note the 1st and 3rd bedroom configuration was altered to suit the current vendor, with the option to convert back at the buyers request without charge. See floor plans for further details.

One of the standout features of this home is the extended open plan kitchen and dining area. This modern space is designed for both functionality and style, allowing for seamless interaction between cooking and dining. The kitchen is well-equipped, making it a joy for any home chef. Additionally, a utility room offers extra storage and convenience, ensuring that daily chores are easily managed, along with a WC.

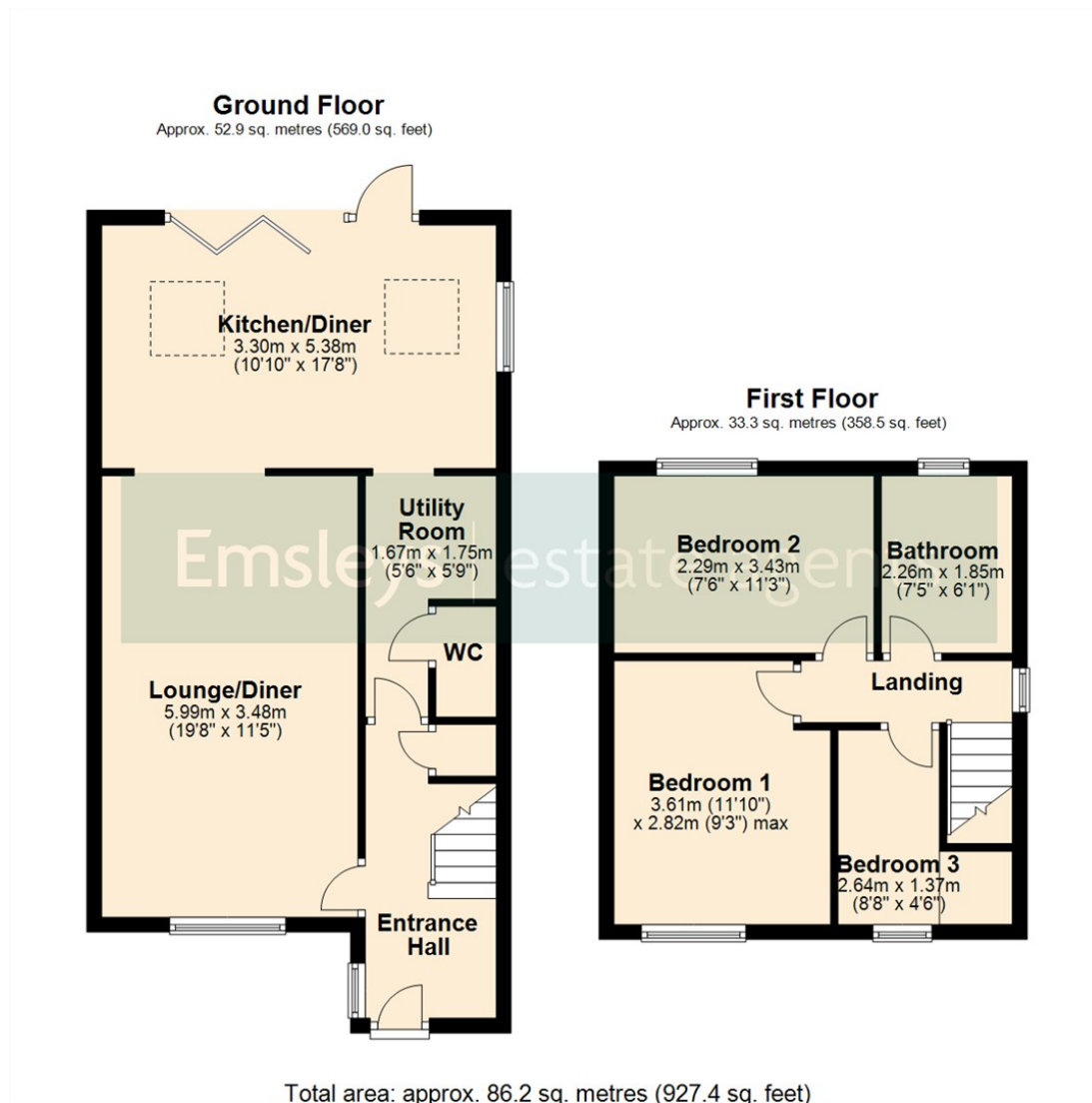
The property also benefits from a well-maintained bathroom, providing comfort and privacy for all residents. Outside, you will find ample parking space for up to seven vehicles including a single garage, a rare find that adds to the convenience of this home, as well as a landscaped enclosed rear garden.

Situated in a peaceful neighbourhood, this property offers a perfect blend of tranquillity and accessibility. Local amenities, schools, and parks are within easy reach, making it an excellent choice for families and professionals alike.

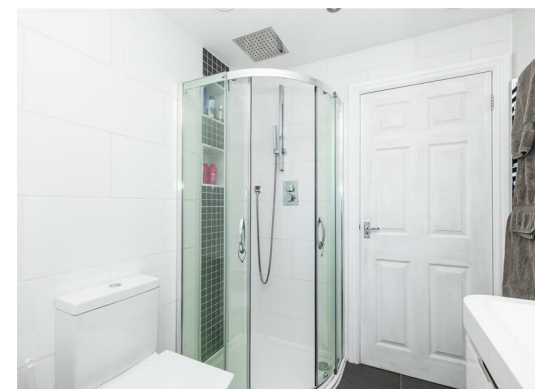
In summary, this detached house in Sherburn In Elmet presents a wonderful opportunity for those seeking a spacious and modern home in a friendly community. Don't miss the chance to make this lovely property your own.







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.



4 Wolsey Parade | Sherburn In Elmet | Leeds | LS25 6BQ

t: 01977 680088 www.emsleysestateagents.co.uk

Emsleys | estate agents