



Pasture Avenue | Sherburn In Elmet | LS25 6LG

Chain Free £310,000

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

Emsleys | estate agents

*****WELL PRESENTED THROUGHOUT. EN-SUITE TO MASTER. LARGE ENLCLOSED GARDEN. AMPLE PARKING.*****

A delightful family home tucked away on Pasture Avenue offering a perfect blend of comfort and convenience. With three well-proportioned bedrooms, this property is ideal for families or those seeking extra space. The two reception rooms provide ample opportunity for relaxation and entertainment, making it easy to host gatherings or enjoy quiet evenings at home.

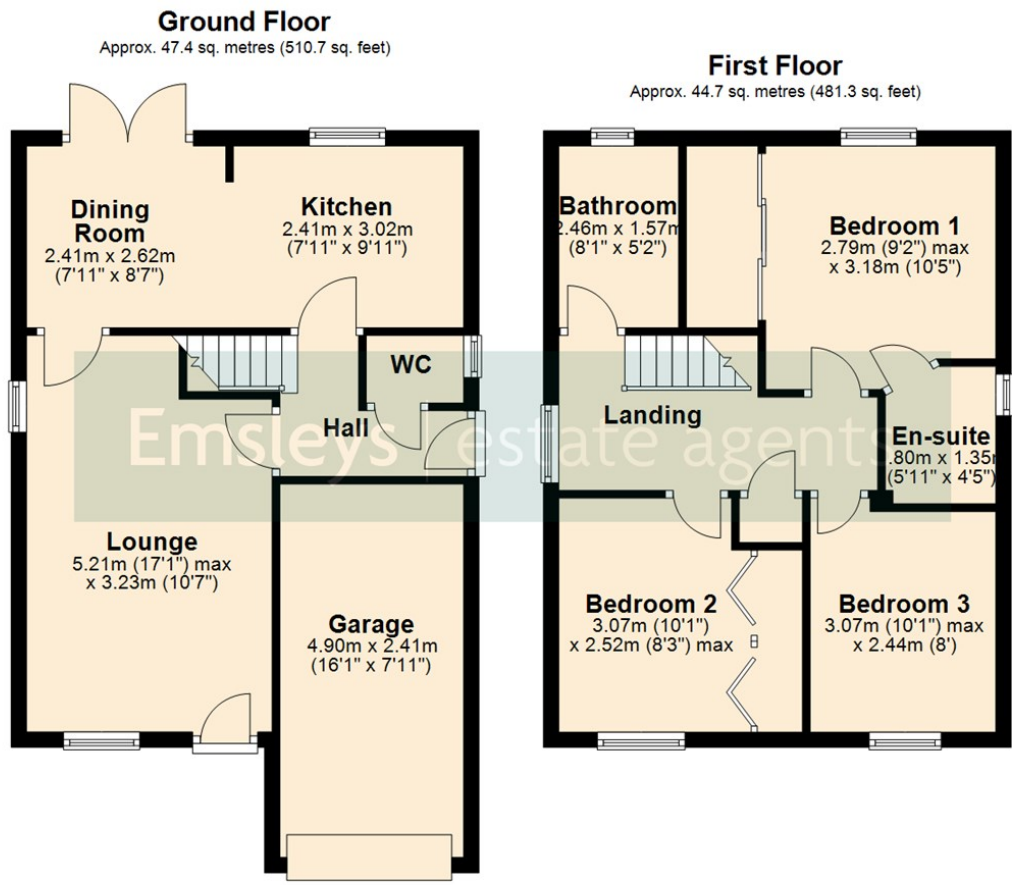
The house boasts two bathrooms, ensuring that morning routines run smoothly for everyone. The thoughtful layout enhances the living experience, allowing for both privacy and communal living.

One of the standout features of this property is the generous parking space, accommodating up to four vehicles including the garage, which is a rare find in many homes. This added convenience is perfect for families with multiple cars or for those who enjoy hosting guests.

Set in a friendly neighbourhood, this home is close to local amenities and offers a welcoming community atmosphere. Whether you are looking to settle down or invest in a property with great potential, this house on Pasture Avenue is a wonderful opportunity not to be missed.







Total area: approx. 92.2 sq. metres (991.9 sq. feet)

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