

Mike  
**Dobson**



**La Maison Gare Great North Road**

Micklefield, Leeds, LS25 4EE

**£230,000**

# La Maison Gare Great North Road

Nestled on the Great North Road in the charming village of Micklefield, Leeds, this delightful semi-detached house presents an excellent opportunity for families and first-time buyers alike. With no chain involved, you can move in without delay and start enjoying your new home.

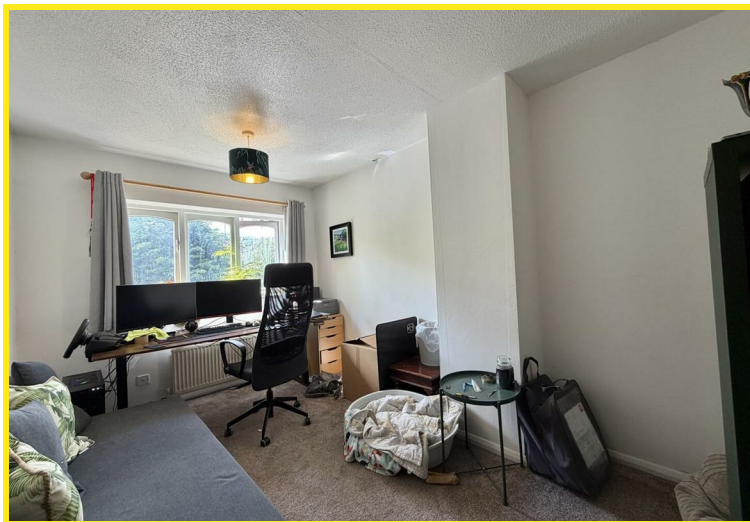
This property boasts three well-proportioned bedrooms, including two spacious double rooms, one of which features built-in wardrobes, alongside a comfortable single bedroom. There is a modern cream kitchen, complete with wooden worktops and integrated appliances, including a dishwasher, oven, and gas hob, making it a perfect space for culinary enthusiasts.

The inviting lounge is a highlight of the home, featuring a lovely wood burning fireplace that adds warmth and character. A door from the lounge leads directly into the good-sized rear garden, which is a true outdoor haven. The garden offers a patio area ideal for al fresco dining, a lawned space for children to play, and even a pizza oven for those summer gatherings with family and friends.

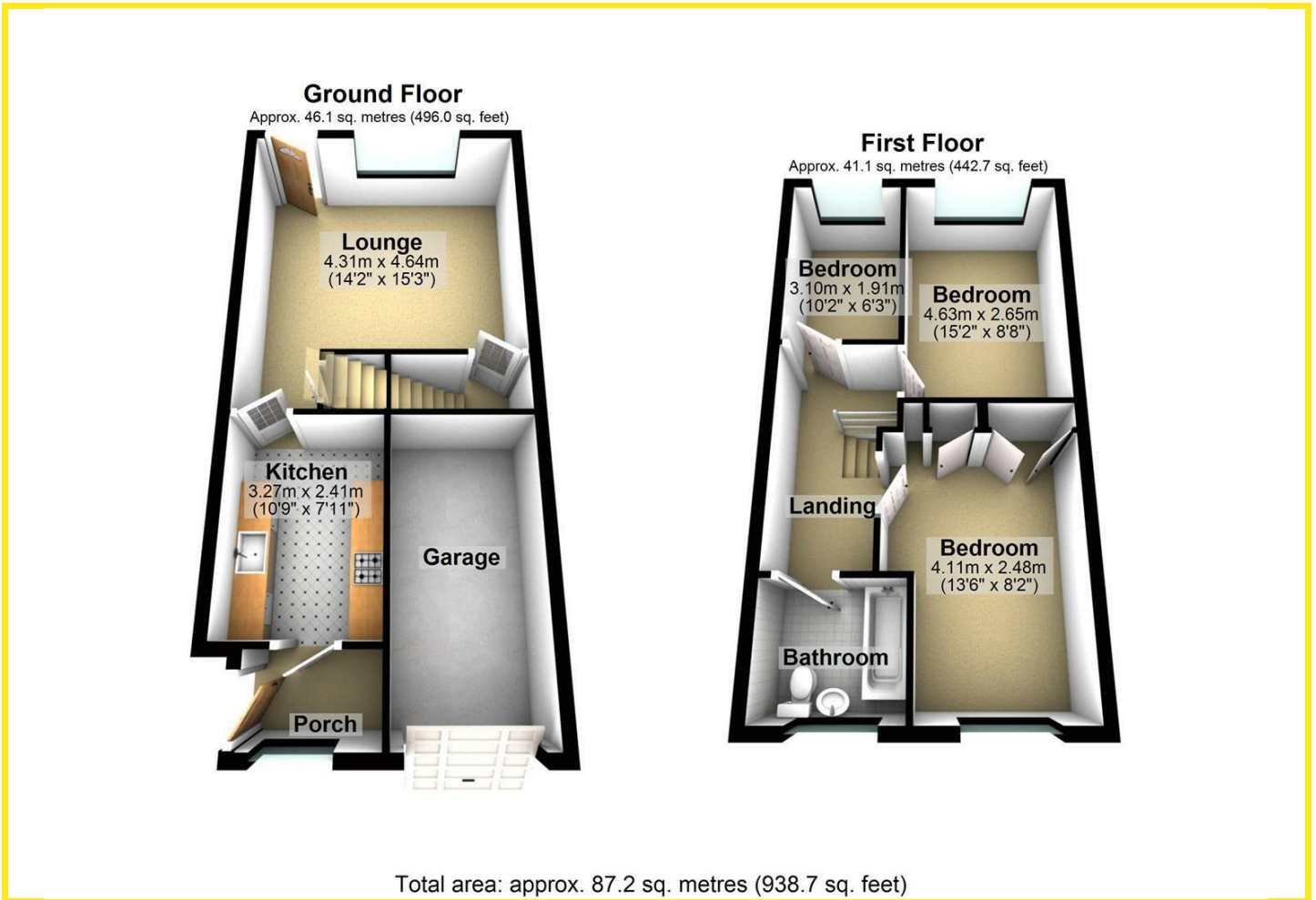
The property also includes a well-appointed white bathroom suite, complete with a shower over the bath, ensuring convenience for all family members. Additionally, the integral garage provides valuable storage space or the potential for a workshop.

Situated close to transport links, this home offers easy access to local amenities and the wider Leeds area, making it a practical choice for commuters. With its appealing features and prime location, this semi-detached house is a must-see for anyone looking to settle in a friendly community.

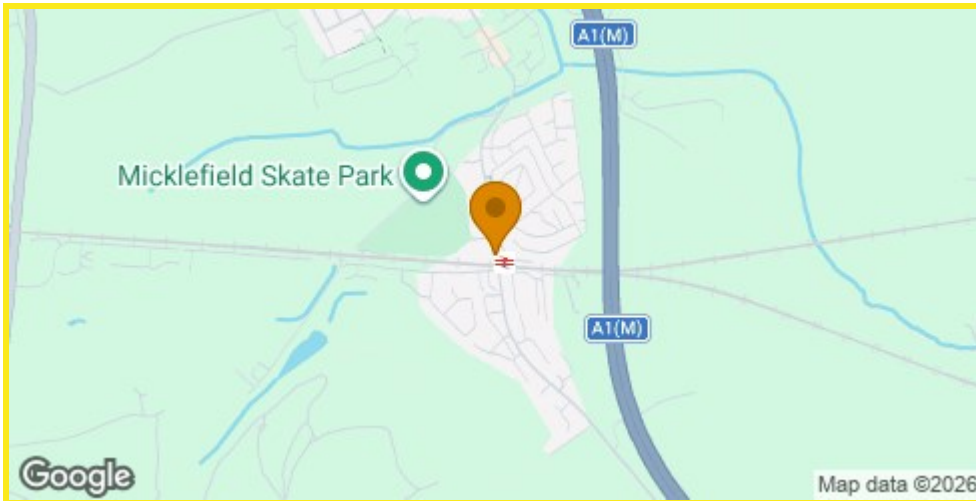




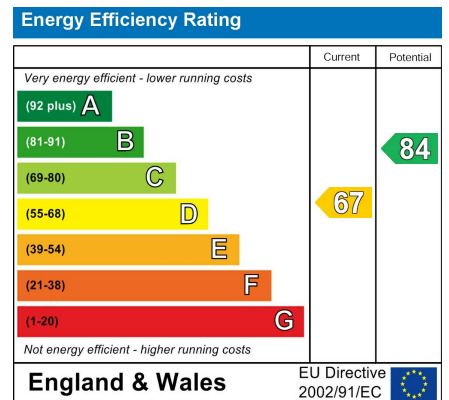
# Floor Plan



## Area Map



## Energy Efficiency Graph



## Directions

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

98 Wolsey Croft, Sherburn in Elmet, LS25 6DP  
Tel: 01977 684258 Email: sherburn@mdboson.co.uk <https://www.mdboson.co.uk>