Mike Dobson

12 Alandale Drive

Garforth, Leeds, LS25 1DL

£320,000

12 Alandale Drive

Nestled in the desirable area of Alandale Drive, Garforth, Leeds, this impressive four-bedroom extended semi-detached house offers a perfect blend of comfort and modern living. Upon entering, you are welcomed into a spacious reception room that provides an ideal space for relaxation and entertaining guests. There is an the open-plan kitchen and dining area, which features elegant patio doors that lead directly to the expansive rear garden, allowing for a seamless indoor-outdoor living experience.

The kitchen is well-equipped with an electric hob and a double oven, making it a delight for any culinary enthusiast. This property boasts three generously sized double bedrooms, alongside a single bedroom that can also serve as a study, catering to various lifestyle needs. The modern bathroom is fitted with a shower over the bath, complemented by a separate WC for added convenience.

The loft has been thoughtfully boarded out and includes ladders, providing additional storage space or potential for further development. Outside, the large rear garden is a true highlight, featuring a patio area perfect for al fresco dining, alongside a greenhouse and shed for gardening enthusiasts. The partially paved garden, adorned with flower beds and a vegetable patch, offers a low-maintenance yet charming outdoor space.

The property also benefits from a large garage, which is partially utilised as a gym, and a low-maintenance front garden. A long driveway accommodates up to three cars, ensuring ample parking for residents and visitors alike. With its proximity to excellent transport links and amenities, this home is situated in a sought-after area, making it an ideal choice for families and professionals alike. This property is not to be missed!

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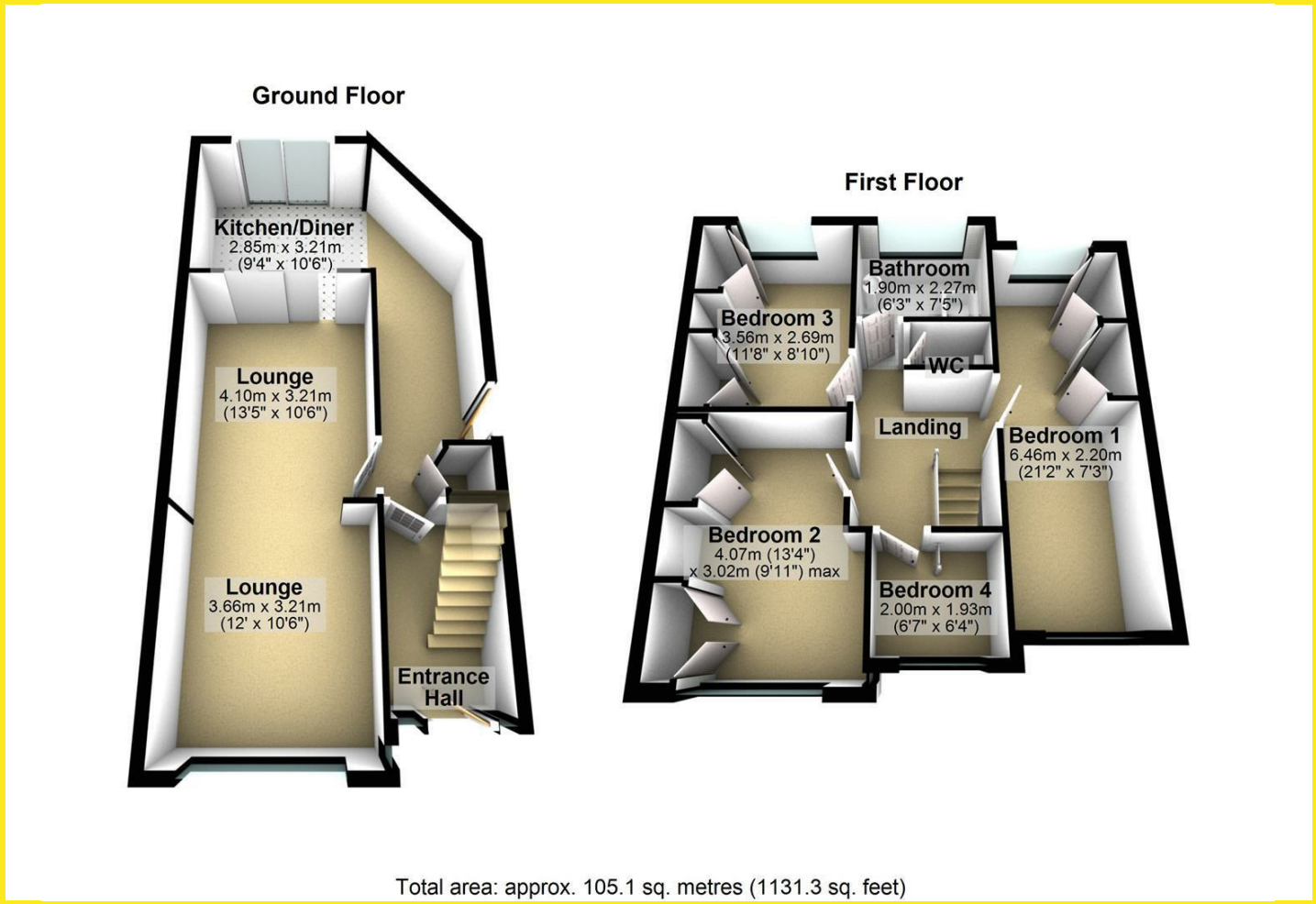
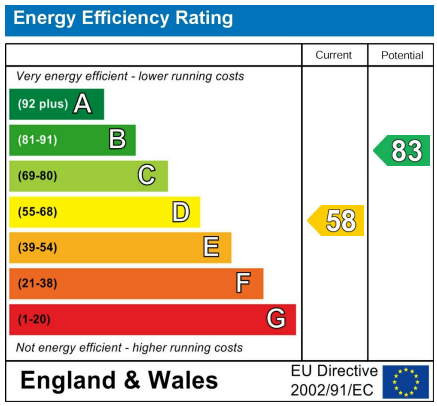
Floor Plan



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 firms employment has the authority to make or give any representation or warranty in respect of the property.

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