



**2 Barley Fields Close**  
Garforth, Leeds, LS25 1DT

**£252,500**

## 2 Barley Fields Close

Nestled in the desirable area of Barley Fields Close, Garforth, Leeds, this modern two-bedroom end town house presents an excellent opportunity for both first-time buyers and those seeking a comfortable rental. The property boasts a well-designed layout, featuring a welcoming reception room that provides a perfect space for relaxation and entertaining.

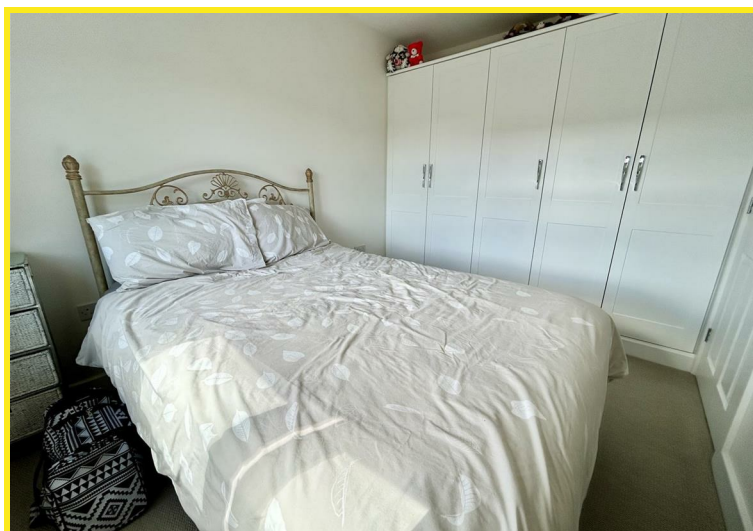
The heart of the home is undoubtedly the fitted kitchen, which is equipped with a built-in oven, hob, and extractor fan. The kitchen is further enhanced by French doors that open onto the enclosed rear garden, creating a seamless connection between indoor and outdoor living. This private garden space with its paved patio and lawn is ideal for enjoying sunny afternoons or hosting gatherings with friends and family.

The master bedroom is a true highlight, complete with an en-suite shower room that offers convenience and privacy. A second double bedroom provides ample space for guests or family members, while the family bathroom features a modern three-piece white suite, ensuring comfort for all.

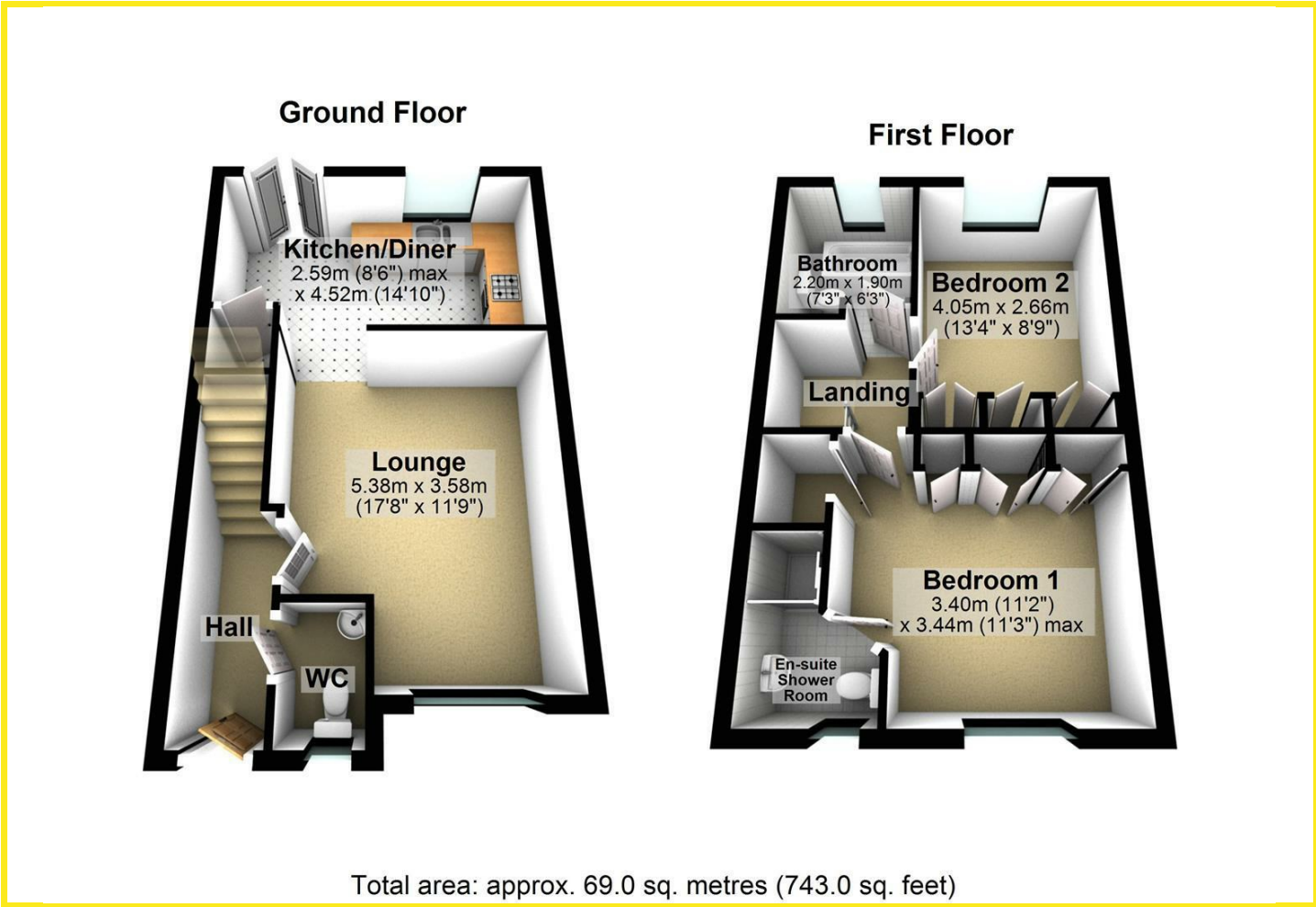
Additional features of this property include gas central heating powered by a combination boiler, as well as PVCu double glazing throughout, which contributes to energy efficiency and a cosy atmosphere. Parking is also available for one vehicle, adding to the practicality of this lovely home.

In summary, this charming end town house in Garforth is a perfect blend of modern living and comfort, making it an ideal choice for those looking to settle in a vibrant community. Don't miss the chance to make this delightful property your own.





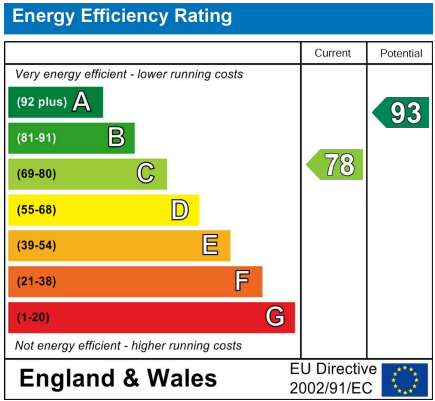
Floor Plan



Area Map



Energy Efficiency Graph



Directions

From our office, turn left on to Main Street and then turn right on to Barleyhill Road. Take your third turning left onto Barley Fields Close. Once on Barley Fields Close, the property can be found on the right hand side