



16 Mead Grove

Colton, Leeds, LS15 9JS

Price Guide £265,000

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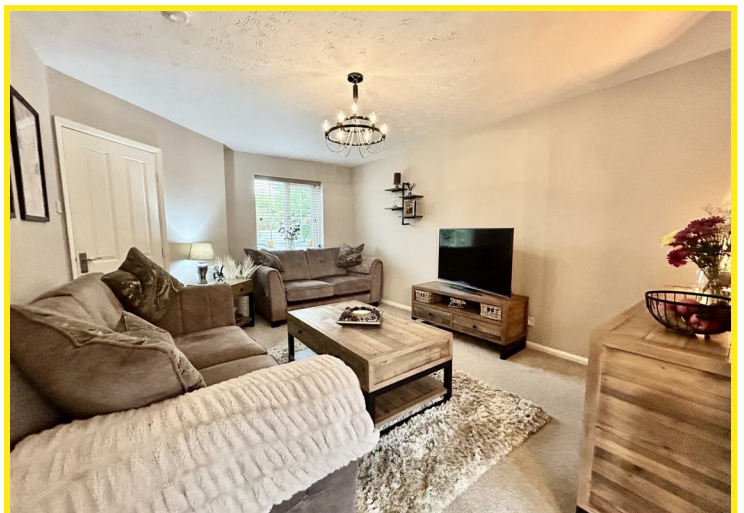
Nestled in the charming area of Mead Grove, Colton Leeds, this delightful end town house presents an excellent opportunity for families and professionals alike. The property boasts three well-proportioned bedrooms, the main bedroom having a range of fitted wardrobes, providing ample space for relaxation and rest. The inviting reception room serves as a perfect gathering space, ideal for entertaining guests or enjoying quiet evenings at home.

A separate dining area has French doors leading out onto the rear garden and being open plan to the fitted kitchen which includes a built-in oven, hob, and extractor. A spacious understairs cupboard with power provides additional storage space. There is also a ground floor WC, ensuring convenience for all. The bathroom is equipped with a white suite, complete with bath having electric shower over and a side screen, ensuring both style and functionality.

This residence benefits from new windows and entrance doors, enhancing energy efficiency and security. Gas central heating throughout the property ensures a warm and comfortable environment during the cooler months. There is also new flooring, carpets and blinds throughout.

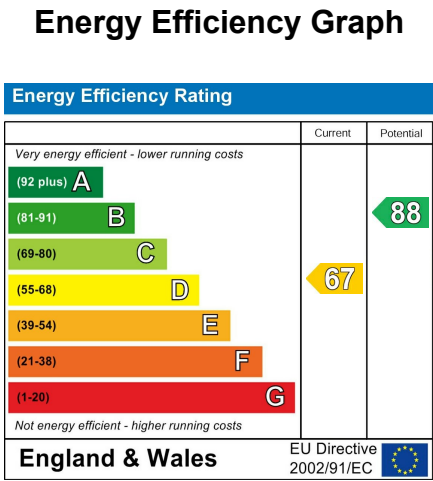
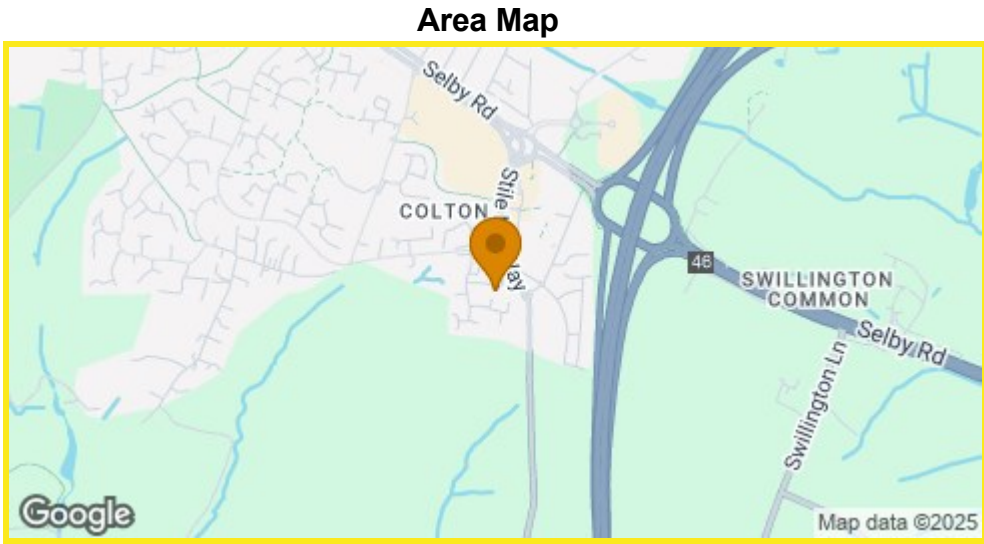
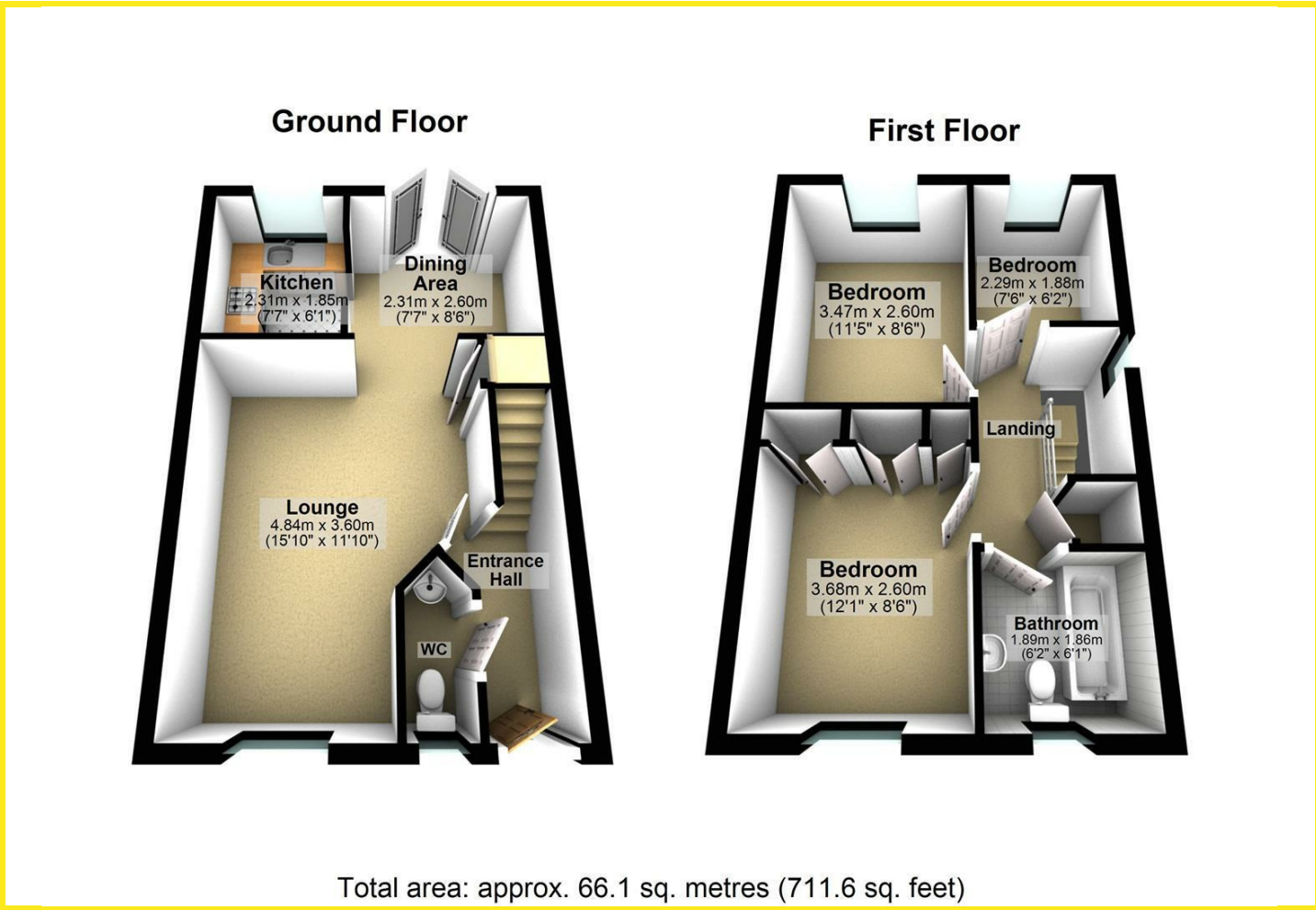
Outside, the fully enclosed south facing rear garden offers a private retreat, complete with a paved patio seating area and lawn, perfect for outdoor dining or simply enjoying the fresh air. Additionally, the property provides parking for two vehicles, a valuable feature in this sought-after location.

With its blend of modern amenities and a welcoming atmosphere, this end town house in Mead Grove is a wonderful place to call home. Whether you are looking to settle down or invest, this property is sure to meet your needs.





Floor Plan



Directions

LS15 9JS