

Mike
Dobson



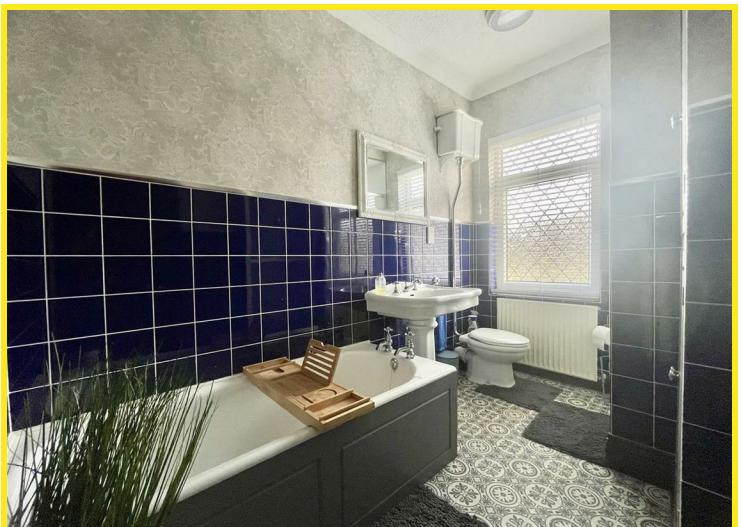
12 Helena Street
Kippax, Leeds, LS25 7LH

£175,000

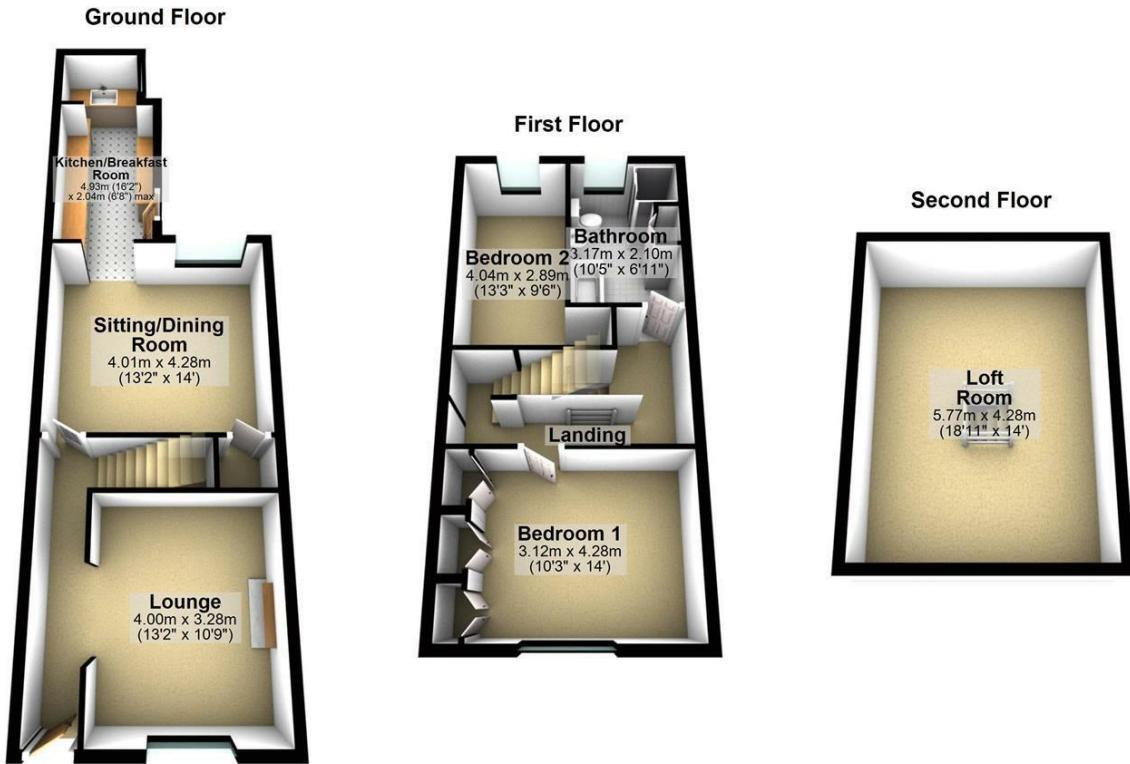
12 Helena Street

A well presented end terraced property having two bedrooms plus loft room situated within close proximity to local shops, schools and public transport links as well as having easy access to the A1/M1 motorway. The accommodation briefly comprises: entrance hall, lounge, dining/sitting room, breakfast kitchen, two bedrooms to the first floor with bathroom/WC and staircase leading the second floor loft room. In addition, the property has PVCu double glazing throughout, gas central heating with combination boiler, fitted kitchen having four ring gas hob with extractor hood over, built in electric oven, integrated fridge, Belfast sink with mixer tap over and breakfast bar, fitted wardrobes to the main bedroom and a four piece white bathroom suite comprising rectangular panelled bath, independent shower cubicle, pedestal wash basin and high flush WC. Outside, the road to the side of the property is owned and provides several on street parking spaces with an enclosed yard to the rear having paved seating area, Astroturf and a workshop/utility room with plumbing for washing machine, space for dryer and space for fridge freezer. An early viewing is highly recommended.

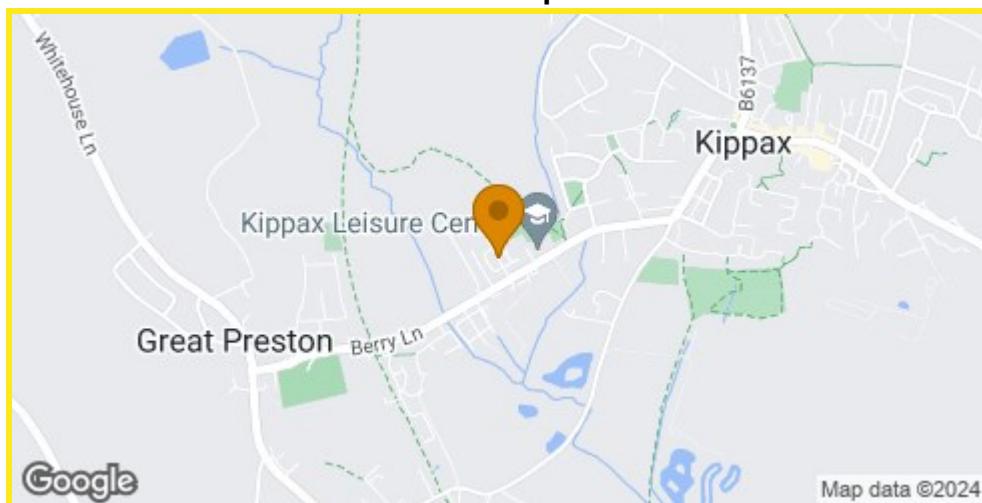




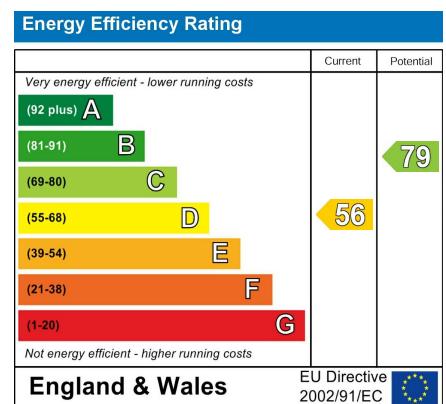
Floor Plan



Area Map



Energy Efficiency Graph



Directions

From our Kippax office turn left to the mini roundabout taking the first exit left down Butt Hill, bearing right at the bottom onto Station Road, third right onto Helena Street, where the property can be found on the right hand side as indicated by the Agents board.

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