

8 Brackenhurst Drive, Leeds

£169,995

ALAN COOKE
SALES & LETTINGS

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RE-MARKETED DUE TO CHAIN COLLAPSE - PRICED FOR IMMEDIATE SALE - IDEAL FIRST TIME BUY - SPACIOUS TWO BEDROOM - TWO BATHROOM APARTMENT WITHIN WALKING DISTANCE OF MOORTOWN CORNER - OPEN PLAN LIVING - DESIGNATED PARKING - IDEAL FOR LOCAL AMENITIES/TRANSPORT LINKS - EPC RATING D

This modern, first floor apartment is an ideal first time buy for a decerning buyer wanting to be in a quiet location yet ideally located with shops, eateries and transport links literally on the door step. Situated within one of the smaller, two storey blocks in this popular development the property is accessed via security entryphone and has designated parking. Briefly comprising: Entrance hall with hanging area and storage cupboard. The open plan living/dining and fitted kitchen area in this apartment is just delightful, with two large windows and double doors with a Juliet style balcony it's a spacious area, ideal for entertaining. The master bedroom is a larger than average double with built in wardrobes and an en-suite shower. The second bedroom is also a generous double with built in wardrobes with a 'Jack & Jill' style en-suite bathroom with bath and shower. This apartment is exceptional value and so much square footage for the money! An internal viewing is essential to fully appreciate it - EPC RATING D

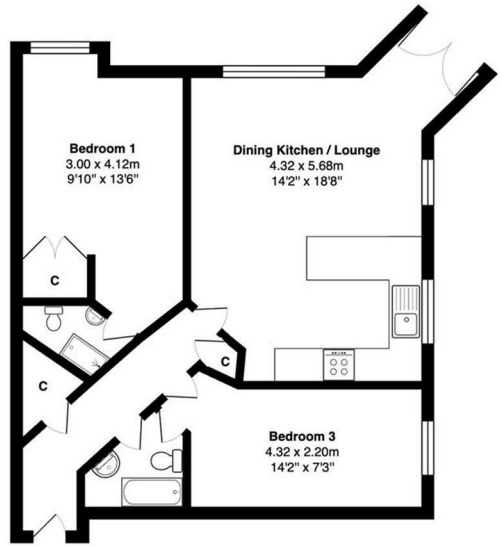
AREA GUIDE

This property enjoys an excellent location, well placed for local amenities at Moortown Corner, Street Lane and Chapel Allerton, all within walking distance. Leeds city centre and Harrogate are easily accessible via frequent public transport links and there are schools for all ages in the area. Leisure facilities including golf courses and the David Lloyd leisure centre on the Ring Road are also available in the area.

ANTI MONEY LAUNDERING CHECKS

Anti-Money Laundering (AML) Checks

As part of making an offer, we're required by law to complete Anti-Money Laundering (AML) checks to confirm the identity of all purchasers. To cover the cost of this process, a fee of £48 inc VAT per buyer is payable when your offer is accepted. This is a standard requirement for all buyers and helps us ensure your offer can be progressed as quickly and smoothly as possible.



Ground Floor

Total Area: 61.9 m² ... 666 ft²

All measurements are approximate and for display purposes only

