



67 Whincover Drive Leeds



2 Bedroom House - Semi-Detached £169,995

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67 Whincover Drive, Farnley, Leeds, West Yorkshire, LS12 5JL

GROUND FLOOR:

Entrance Hallway:



Access via a part glazed front entrance door, central heating radiator, stairs rising to the first floor, storage cupboard

Living Room / Dining Area:

11'07" x 16'04"



Double glazed French doors to the rear, double glazed window, central heating radiator, ample space for a range of living & dining furniture

Fitted Kitchen:

11'05" x 7'11"



Double glazed window, a range of fitted wall, drawer & base units, work surfaces, electric cooking hob, extractor above, built under oven / grill, inset sink & drainer, plumbing for an automatic washing machine, integral fridge / freezer

Utility Area:

5'03" x 10'02"



Double glazed window, part glazed side door, central heating radiator, ample space for storage

TO THE FIRST FLOOR:

Landing:



Double glazed window, access to the first floor accommodation & loft space

Bedroom One:

11'05" x 11'09"



Double glazed window, central heating radiator, ample space for bedroom furniture

Bedroom Two:

11'09" x 9'08"



Double glazed window, central heating radiator, ample space for bedroom furniture

Bathroom/WC:

10'02" x 7'02"



Double glazed window, a suite comprising of a panelled bath, a glazed shower cubicle with a plumbed shower above, low flush WC, wash basin, ladder style central heating radiator

TO THE OUTSIDE:

Gardens:



The front garden is block paved, low maintenance & mainly designated to off street parking. The rear garden is a good size & has a lawn as well as being fully enclosed.

Off Street Parking / Driveway:

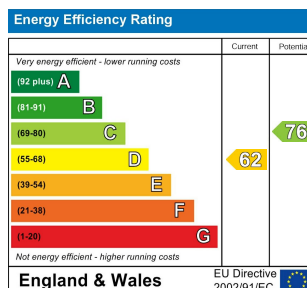
A block paved driveway provides useful off street parking for two cars

Council Tax Band & EPC Rating:

Council Tax Band: A / EPC Rating: D

EPC Link:

<https://find-energy-certificate.service.gov.uk/energy-certificate/0350-2082-9070-2499-5421>



Floor Plan