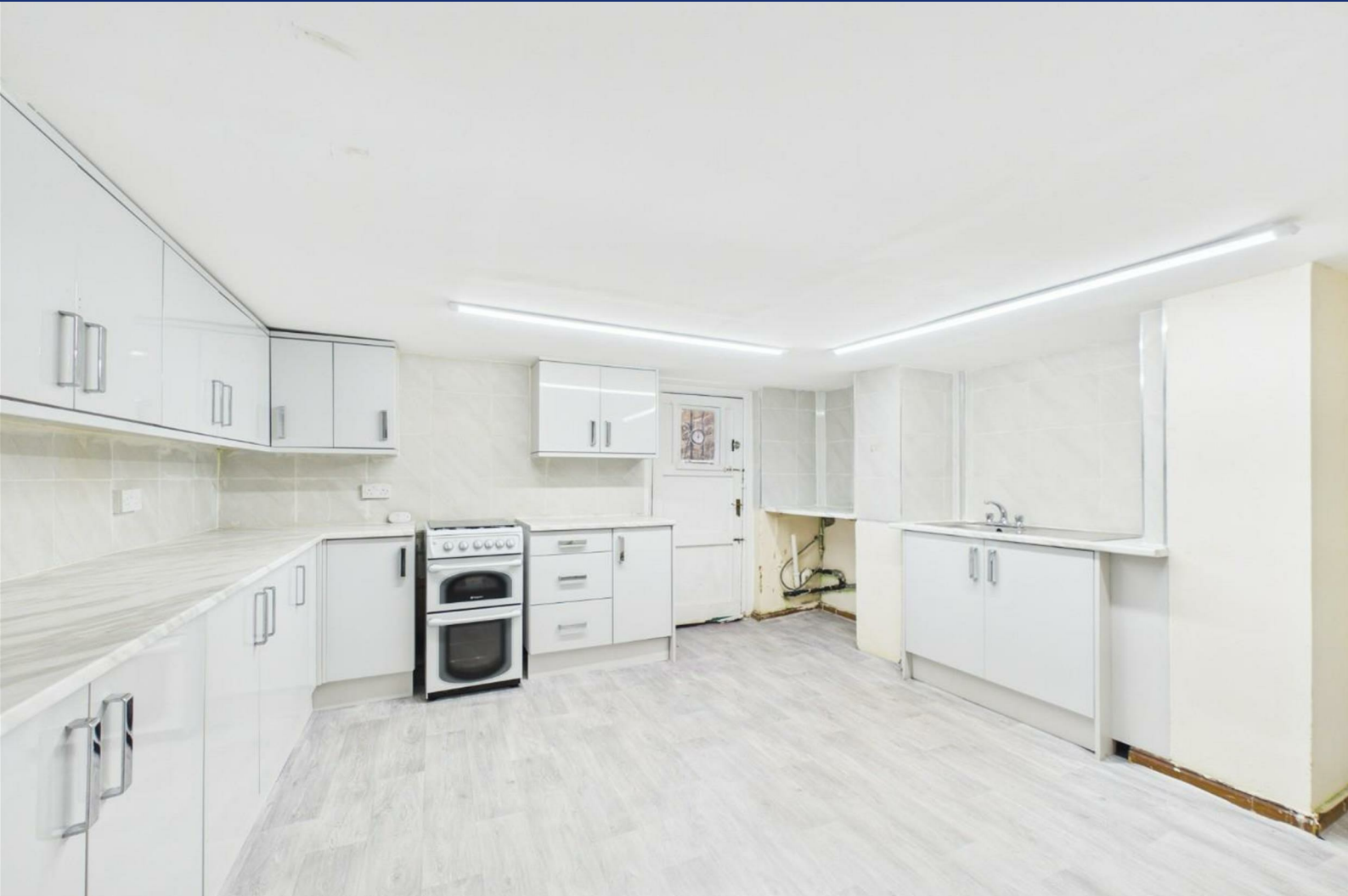


HUNTERS[®]

HERE TO GET *you* THERE



Norwood Avenue

ShIPLEY, BD18 2AU

£950 Per Month



Viewing is essential to fully appreciate the generous size and versatile accommodation on offer within this attractive stone-built mid-terrace property.

Providing spacious living accommodation arranged over four floors, this substantial home features four well-proportioned bedrooms and is ideally situated on the fringe of ShIPLEY Town Centre, offering convenient access to a wide range of local amenities, including the nearby ASDA supermarket. Excellent transport links are also close at hand, with both ShIPLEY and Frizinghall railway stations providing regular services to Leeds City Centre and surrounding areas.

The accommodation briefly comprises an entrance hallway, spacious lounge, separate dining room, and a ground floor shower room. To the lower ground floor is a fitted kitchen offering ample space for everyday living. The first floor hosts two good-sized bedrooms and a house bathroom, while the second floor provides two further attic bedrooms, creating flexible accommodation suitable for families, professionals, or those working from home.



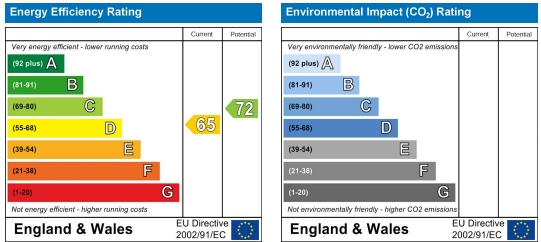
Area Map



Floor Plans



Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.