

HUNTERS®

HERE TO GET *you* THERE

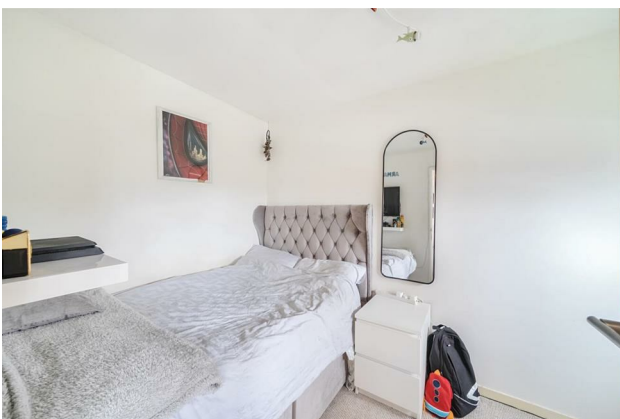
St James Walk, Horsforth, LS18

Guide Price £260,000

Property Images



Property Images



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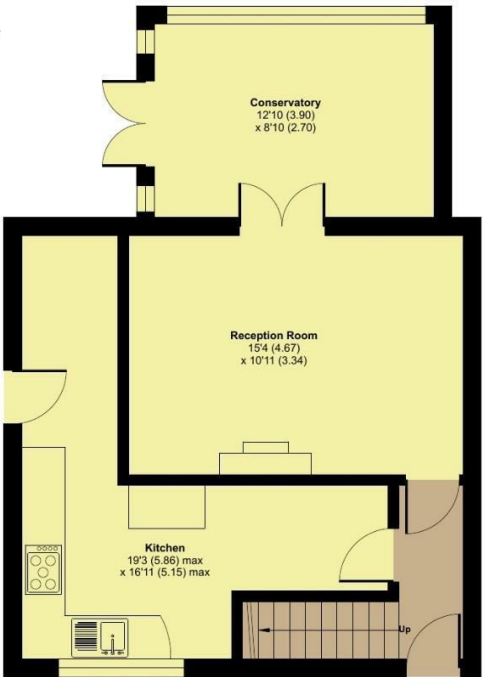
Property Images



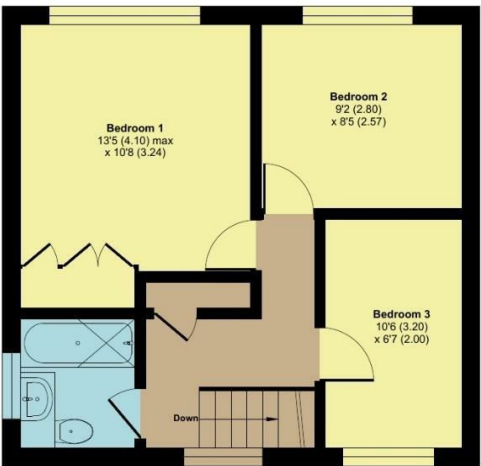
St. James Walk, Horsforth, Leeds, LS18

Approximate Area = 908 sq ft / 84.3 sq m

For identification only - Not to scale



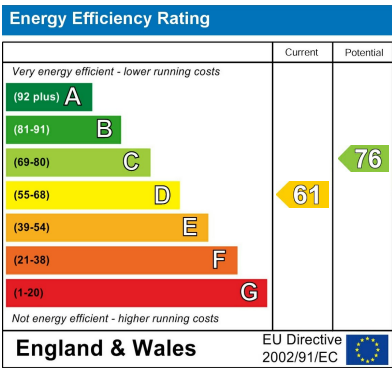
GROUND FLOOR
APPROX FLOOR
AREA 47.9 SQ M
(516 SQ FT)



FIRST FLOOR
APPROX FLOOR
AREA 36.4 SQ M
(392 SQ FT)

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nrichcom 2025. Produced for Hunters Property Group. REF: 1343853

EPC



Map



Details

Type: House - Semi-Detached Beds: 3 Bathrooms: 1 Receptions: 2 Tenure: Freehold

Summary

St James Walk, Horsforth – A Beautifully Modernised Three-Bedroom Family Home

Nestled in the ever-popular St James area of Horsforth, this fantastic three-bedroom property offers the perfect blend of style, comfort, and convenience. Whether you're a growing family or a first-time buyer ready to take the next step, this home is an opportunity not to be missed.

Horsforth is one of Leeds' most sought-after suburbs – and it's easy to see why. With its excellent schools and nurseries, and a real sense of community, it's the perfect place to put down roots. Enjoy weekend strolls through nearby parks, brunch in independent cafés, or an evening at one of the many local restaurants and pubs. With great transport links into Leeds city centre and beyond, Horsforth truly offers the best of both worlds – suburban tranquillity with city convenience.

Key Features:-

- From the moment you step through the front door, you'll see the care and attention the current owners have put into this property. Tastefully updated and ready to move straight into, this home offers a stylish, practical layout that will work perfectly for modern living
- Entrance hallway
- Spacious living room with feature log burner and patio doors leading into the conservatory
- Modern kitchen with cream gloss units, wood-effect finishes, integrated hob, double oven, and extractor fan
- Additional versatile space off the kitchen – ideal for working from home, a breakfast area, or utility zone
- Large rear conservatory, offering versatility to be a dining room, a playroom, snug, or second sitting area
- Three generous bedrooms, with the main bedroom featuring fitted wardrobes and blinds
- Recently fitted house bathroom in calming neutral tones, with shower over bath, vanity sink unit, and WC
- Front garden with low-maintenance lawn and Indian stone pathway, fully enclosed with fence and gate
- Rear garden of generous size, with Indian stone patio and lawn, ideal for entertaining or family time outdoors

A Home Ready for Your New Beginning

This is a truly superb home – beautifully presented, move-in ready, and brimming with potential for your next chapter. All the hard work has been done – all that's left is for you to unpack and settle in. Call today to arrange your viewing.

Features

• SEMI DETACHED • THREE BEDROOMS • MODERN KITCHEN & BATHROOM • MOVE IN READY • CONSERVATORY • LARGE GARDENS • POPULAR HORSFORTH LOCATION • COUNCIL TAX BAND:- B • EPC RATING:- D