

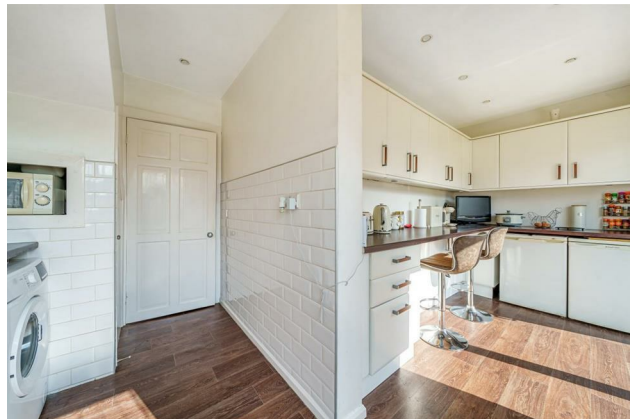
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56 Burley Wood Crescent, Leeds, LS4 2QH

O.I.R.O £200,000

Property Images



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Floorplan



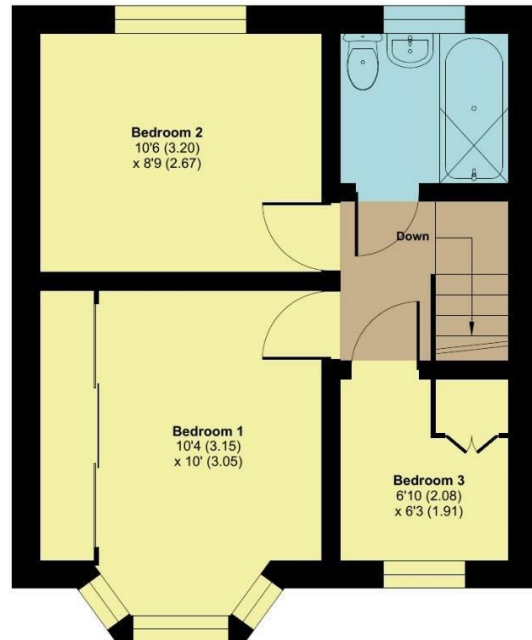
Burley Wood Crescent, Leeds, LS4

Approximate Area = 684 sq ft / 63.5 sq m

For identification only - Not to scale



GROUND FLOOR
APPROX FLOOR
AREA 31.7 SQ M
(342 SQ FT)



FIRST FLOOR
APPROX FLOOR
AREA 31.7 SQ M
(342 SQ FT)



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © richcom 2023. Produced for Hunters Property Group. REF: 992321

EPC

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		88
(81-91) B		
(69-80) C	71	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

Map



Details

Type: House - Mid Terrace Beds: 3 Bathrooms: 1 Receptions: 1 Tenure: Freehold

Summary

Burley Wood Crescent is located in a popular location, offering easy access to Leeds City Centre, Kirkstall retail park, as well as within easy commuting distance of Universities and Headingley. Ideal for a first time buyer or downsizer this home is smartly presented and ready to move into.

Some of this homes fantastic features include:

- Reconfigured Kitchen to provide breakfast seating area
- Sun aspect of to enclosed garden
- Comfortable living room
- three bedrooms including single room ideal as a home office
- Modern family bathroom
- Popular location, ideal for commuting.

Outside, to the front, the garden is fully enclosed and parking is available on street. To the rear, the property benefits from an enclosed garden, which has a patio area and is lawn.

The location of the property is conveniently placed to access an extensive range of amenities at Kirkstall Bridge Shopping Park which includes a supermarket and shops and also Cardigan Fields which includes a range of restaurants and leisure facilities. Headingley is located nearby and is a cosmopolitan suburb offering an abundance of amenities including shops, bars and restaurants. In addition, there are excellent transport links towards Leeds city centre on Kirkstall Road and Burley Road.

Internal viewing is highly recommend to appreciate the fantastic feel of this home.

Features

• THREE BEDROOMS • MID TERRACE • WELL APPOINTED • POPULAR
LOCATION • EASY COMMUTING • CLOSE TO HEADINGLEY • LCC: Band B • EPC: C