HUNTERS®

HERE TO GET *you* THERE



Nora Road

Bramley, Leeds, LS13 3HD

£150,000

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Council Tax: A





6 Nora Road

Bramley, Leeds, LS13 3HD

£150,000







- Charming Yorkshire stone terrace
- Fantastic layout across three floors
- Spacious and characterful living room
- Industrial-inspired kitchen with granite worktops
- Generous double bedroom with fitted wardrobes
- Top floor currently used as bedroom
- Spacious and stylish bathroom
- Useful cellar storage with power and lighting
- Excellent local amenities and commuter links
- Ready to move into - star buy!

A charming Yorkshire stone terrace boasting a versatile and deceptively spacious layout across three floors, plus a useful cellar. Combining traditional character with contemporary interiors, this is a home that is ready to enjoy from day one whilst offering plenty of opportunity to introduce your own style and personality.

The ground floor comprises a spacious and tastefully decorated living room, featuring a high ceiling, attractive period coving and a gas fireplace, creating a welcoming focal point. There is ample space for a variety of furnishings, with an adjoining door leading through to the kitchen.

The kitchen has a distinctive contemporary, industrial-inspired design, with exposed brickwork beautifully complemented by granite worktops, contrasting white high-gloss units and a Belfast sink. Access is provided to the cellar, which benefits from power and lighting and offers valuable additional storage space.

To the first floor is a generously proportioned double bedroom, currently arranged as a nursery with two cots. Featuring hardwood flooring, a high ceiling and fitted wardrobes, the room offers excellent proportions and flexibility.

The spacious bathroom is finished with stylish black accents and herringbone-design flooring, comprising a bath with shower over, washbasin, WC, mirrored medicine cabinet and a frosted window. Built-in storage also accommodates the boiler.

Stairs rise again to the impressive top-floor room, currently used as a bedroom. Full of character, this space features hardwood flooring, exposed beams, painted exposed brickwork and a Velux skylight providing natural light, alongside additional eaves storage space. Please note: the property, being an older terraced house, includes a bedroom within the roof space. This accommodation may not comply with current Building Regulations, and prospective purchasers should satisfy themselves as to its suitability and compliance.

The location is a particular highlight, with Bramley Shopping Centre, supermarkets, independent shops and the green open spaces of Bramley Park all within easy reach. Bramley railway station, regular bus services and convenient road links towards Leeds, Bradford and the surrounding areas make this an excellent choice for commuters.

Offering a fantastic combination of character, space, convenience and individuality, this property would make an excellent first home for those looking to move straight in and make it their own. A real star buy, with viewing highly recommended to appreciate the accommodation on offer.

KITCHEN
12'1" x 6'4" (3.70m x 1.94m)

LIVING ROOM
14'10" x 13'3" (4.54m x 4.04m)

BEDROOM
14'10" x 12'0" (4.54m x 3.68m)

BATHROOM
9'9" x 7'8" (2.99m x 2.34m)

BEDROOM
20'0" x 12'0" (6.11m x 3.67m)

CELLAR
7'7" x 9'6" (2.33m x 2.91m)

CELLAR
10'4" x 7'7" (3.17m x 2.33m)

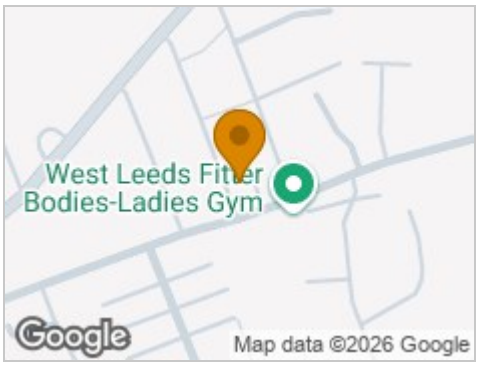








Road Map



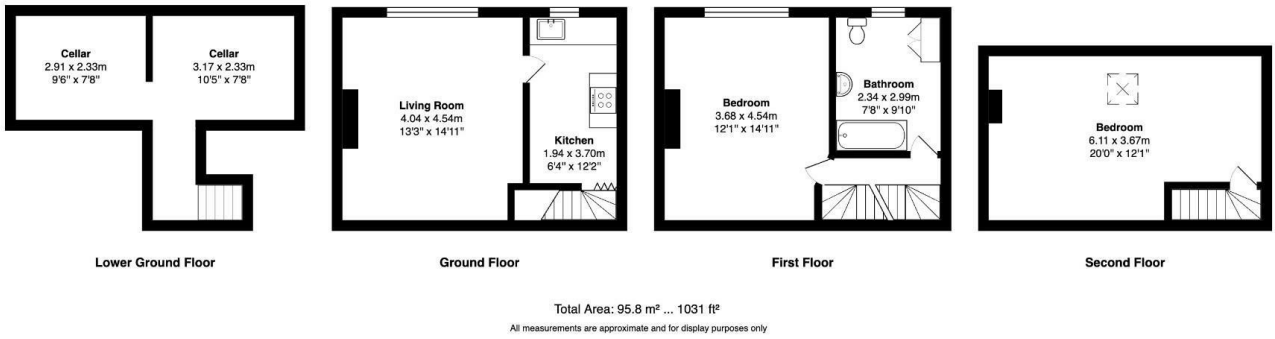
Hybrid Map



Terrain Map



Floor Plan



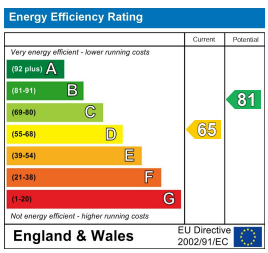
Total Area: 95.8 m² ... 1031 ft²

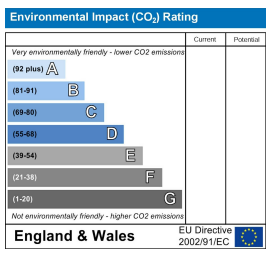
All measurements are approximate and for display purposes only

Viewing

Please contact our Hunters Pudsey Office
on 0113 257 6198 if you wish to arrange a viewing appointment for this property or require further information.

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.

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