HUNTERS®

HERE TO GET *you* THERE



Bagley Lane

LS28 5LY

£140,000

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Council Tax: A





55 Bagley Lane

LS28 5LY

£140,000





- Charming one-bedroom stone terrace
- Ideal first-time buy or investment
- Bright and spacious living room
- Exceptionally generous double bedroom
- Potential to add future value
- Exciting modernisation opportunity
- Heart of vibrant Farsley
- Functional kitchen with cellar access
- P-shape bath with over shower

Situated in the heart of ever-popular Farsley, this charming one-bedroom stone terrace presents an exciting opportunity for first-time buyers, buy-to-let investors or those searching for a project they can truly make their own. Offered at a price that reflects the opportunity for modernisation, the property combines character, generous proportions and a superb village setting.

Upon entering, you are welcomed into a bright and well-proportioned living room, finished with cream walls, plush grey carpeting and a decorative fireplace. A large front window floods the room with natural light, while the versatile footprint provides plenty of space to furnish and personalise.

A partitioned galley-style kitchen adjoins the living room, with internal window openings allowing light to flow between the two areas and creating a pleasant connection between the spaces. The kitchen currently features a tiled splashback, wall and base units, a chrome sink with mixer tap and space for freestanding appliances. A door leads down to the cellar, providing valuable additional storage and offering potential for improvement or future development, subject to the necessary surveys and consents.

To the first floor is an exceptionally spacious double bedroom occupying a particularly generous footprint. Another large window allows natural light to pour into the room, while neutral décor, carpeting, fitted shelving and a useful storage cupboard provide an excellent starting point for a buyer to create their ideal bedroom.

The bathroom is fitted with a white suite comprising a P-shaped bath, pedestal washbasin and WC. Further features include a mirrored medicine cabinet and a frosted window with a fitted blind.

Externally, the property benefits from a flagged front yard enclosed by low-level iron railings.

Farsley is one of West Leeds' most vibrant and sought-after locations, celebrated for its strong community feel and lively independent scene. Its bustling village centre offers an excellent selection of cafés, restaurants, traditional pubs, bars and local shops, creating the distinctive "Farsley buzz" for which the area has become so well known.

At the heart of the village is the renowned Sunny Bank Mills, a beautifully restored former textile mill that has become a thriving creative destination. Home to independent businesses, places to eat and drink, an art gallery, studios and a varied programme of exhibitions, workshops, markets and community events, it gives Farsley a cultural offering rarely found in a village setting. The Old Woollen also provides a popular venue for live music, comedy and performances.

For those who enjoy the outdoors, the picturesque Leeds and Liverpool Canal at nearby Rodley provides scenic waterside walks and cycling routes. Commuters are equally well served, with convenient road and bus links alongside New Pudsey railway station, providing connections towards Leeds, Bradford and beyond.

With character, potential and one of the area's most exciting lifestyle locations on its doorstep, this is far more than simply a one-bedroom terrace. It is an opportunity to create a home or investment in a place where people genuinely want to live. Council tax band: A.

KITCHEN

LIVING ROOM

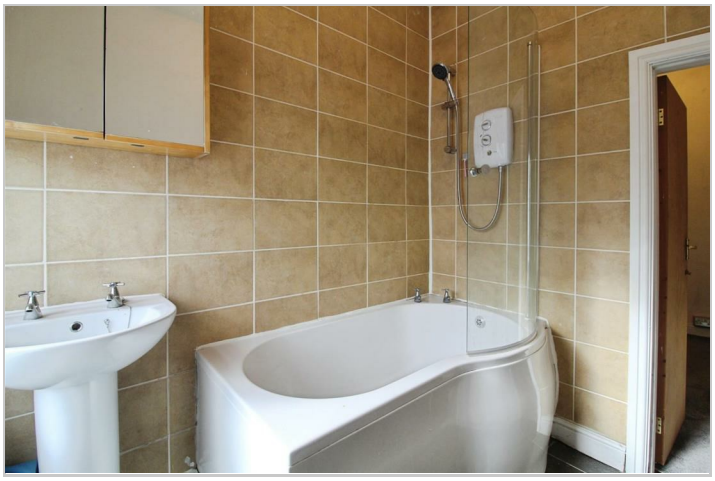
BEDROOM

BATHROOM









Road Map



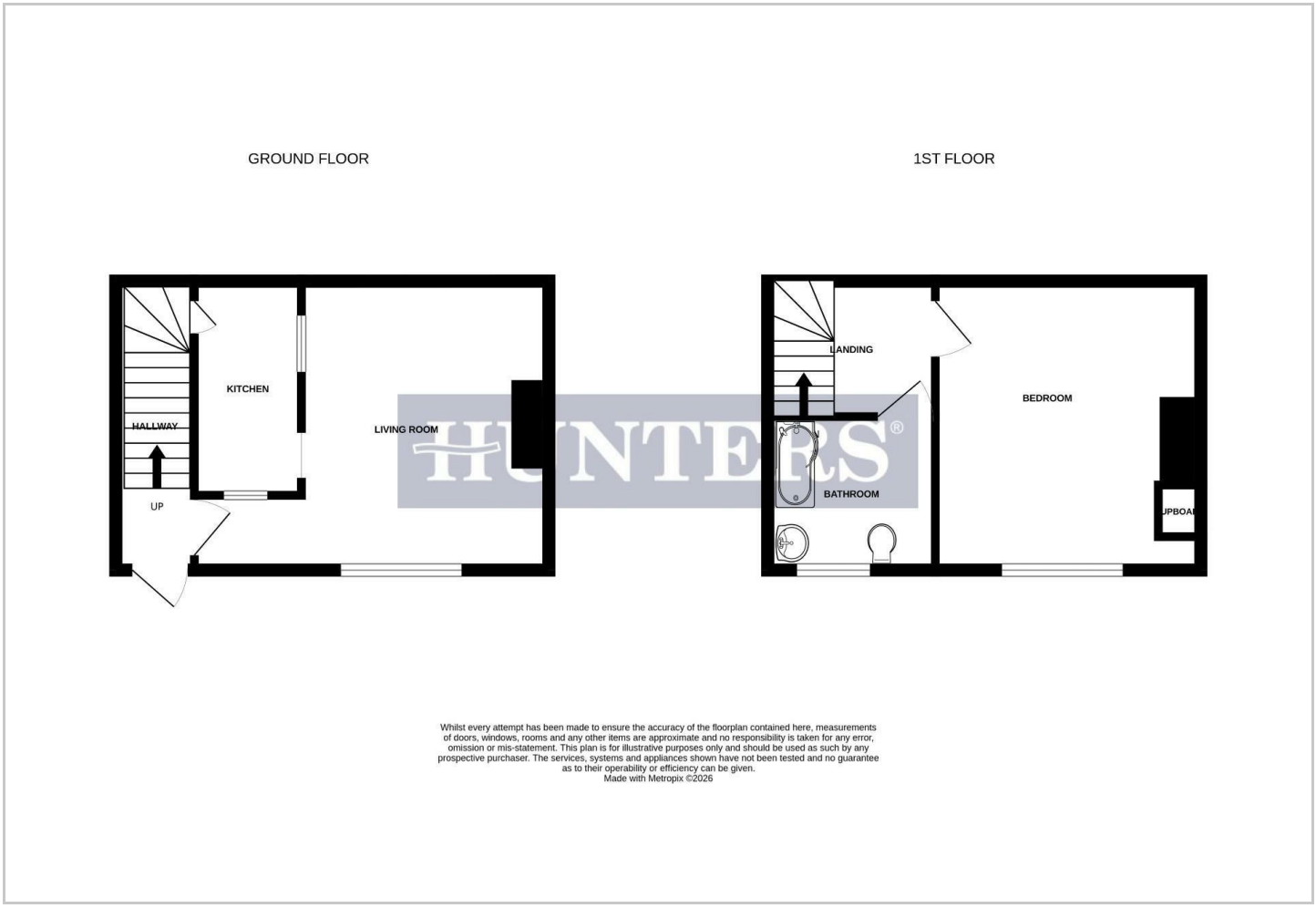
Hybrid Map



Terrain Map



Floor Plan

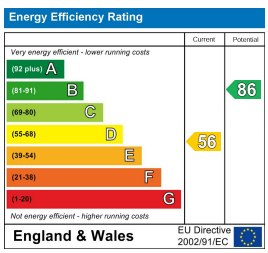


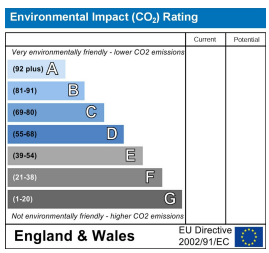
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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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.
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