HUNTERS®

HERE TO GET *you* THERE



Valley Road

Pudsey, LS28 9EU

£220,000

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Council Tax: B





94 Valley Road

Pudsey, LS28 9EU

£220,000





- Charming Yorkshire stone terrace
- Stylish shaker-style dining kitchen
- Rewired in 2023
- Two generous double bedrooms
- Modern and fresh bathroom suite
- Beautifully presented and move-in ready
- Bursting with character and period features
- Practical separate utility extension
- Beautiful & versatile study/third room
- Private and enclosed rear garden

A charming Yorkshire stone terrace that beautifully combines traditional cottage character with modern comforts, this delightful home presents a tremendous opportunity for buyers seeking something a little different. Bursting with personality, rewired in 2023, and ready to move straight into, the property offers a wonderful balance of period features, contemporary finishes and versatile accommodation, all complemented by a private rear garden.

Stepping inside, a welcoming entrance vestibule provides a practical space for coats and shoes, with stairs rising to the first floor. To the right, a separate and wonderfully characterful living room immediately sets the tone for this charming home. Exposed ceiling beams, deep-set windows and decorative log-burning stove (not currently functional), framed by exposed brickwork and subtle inset lighting, create an inviting atmosphere. Tasteful modern décor perfectly complement these traditional features, delivering that sought-after cottage feel without compromising on everyday comfort.

To the rear, a welcoming kitchen diner provides a lovely setting for both everyday living and entertaining. Stylishly finished with an excellent range of shaker-style wall and base units, contrasting white worktops and attractive under-cabinet lighting, the kitchen offers both practicality and visual appeal. Integrated appliances include an oven and gas hob, alongside a stainless steel sink with chrome mixer tap and space for additional white goods. Enjoying a pleasant outlook towards the garden, this inviting space flows through to a particularly useful utility extension. Offering further fitted storage, electrical sockets, plumbing for a washing machine and direct access outside, this additional area keeps the practicalities of day-to-day living neatly separate from the main accommodation. On the lower ground floor, a useful cellar provides additional internal storage, complete with lighting.

Outside, the rear garden is another lovely feature of the property. Predominantly laid to lawn and enclosed by established hedging, stone boundaries and fencing, it enjoys a wonderfully private feel. Offering an attractive outdoor retreat, there is ample opportunity to enjoy the warmer months, whether relaxing with a morning coffee, gardening or simply unwinding in the sunshine.

Upstairs, the same tasteful presentation continues. The bathroom has been finished in a fresh, contemporary style and features a panelled bath with overhead shower, pedestal wash basin, WC and chrome heated towel rail. Modern tiling and clean, neutral finishes create an attractive space ready for immediate enjoyment.

There are two well-proportioned double bedrooms, both enjoying pleasant décor and flexibility for a variety of furniture arrangements. An additional partitioned room brings yet another element of charm and individuality to the home. Featuring a beautiful pitched roof and a large Velux skylight that bathes the space in natural light, this characterful room offers excellent versatility, whether used as a home office, study, hobby room or occasional sleeping area. Please note, this additional partitioned room may be better suited for use as a study, as it may not meet current Building Regulations requirements for classification as a bedroom if constructed today. Prospective purchasers are advised to make their own enquiries and seek appropriate professional advice regarding its regulatory status and suitability for their intended use.

Situated on Valley Road in Pudsey, the property enjoys a convenient position for accessing the amenities of Pudsey town centre, including a variety of independent shops, supermarkets, cafés and everyday services. The surrounding area also offers access to local schools, green spaces and transport connections towards Leeds and Bradford.

Full of character yet thoughtfully updated for modern living, this delightful Yorkshire stone home offers something a little different from the ordinary. With its cosy log burner, exposed beams, stylish interiors, versatile accommodation and private garden, it is a property that truly deserves to be viewed to appreciate everything on offer.

DINING KITCHEN
13'9" x 10'7" (4.20m x 3.24m)

LIVING ROOM
15'3" x 11'10" (4.67m x 3.62m)

BEDROOM ONE
15'1" x 9'7" (4.60m x 2.94m)

BEDROOM TWO
10'8" x 7'4" (3.27m x 2.26m)

STUDY / OCCASIONAL ROOM
8'8" x 5'4" (2.66m x 1.64m)

BATHROOM
7'10" x 5'10" (2.39m x 1.78m)









Road Map



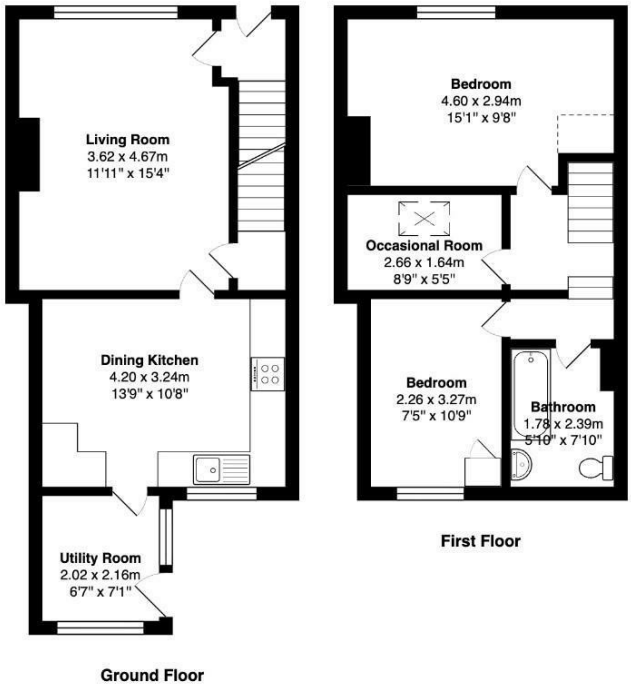
Hybrid Map



Terrain Map



Floor Plan



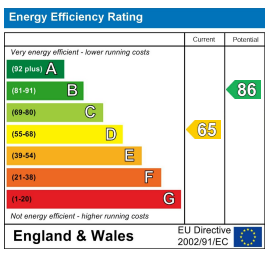
Total Area: 76.2 m² ... 821 ft²

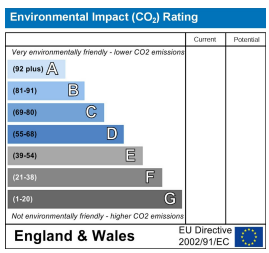
All measurements are approximate and for display purposes only

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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