

HUNTERS®

HERE TO GET *you* THERE

4 Ings Grove, Guiseley, Leeds, LS20 9FR

Offers In The Region Of £495,000

Property Images



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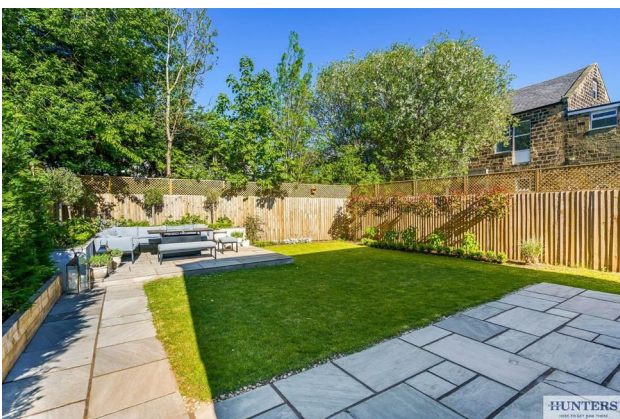
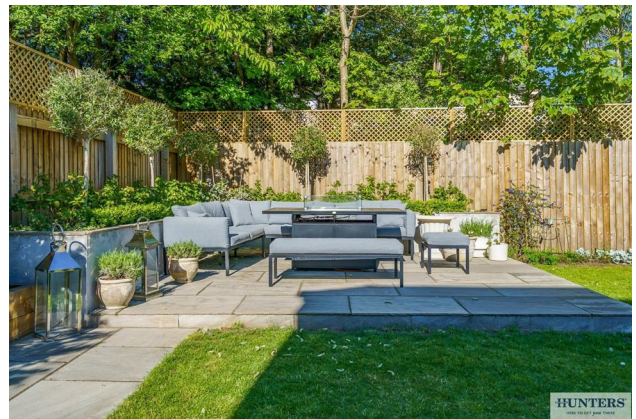
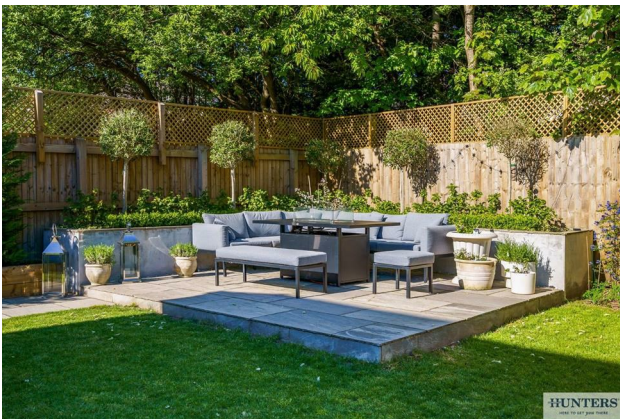
Property Images



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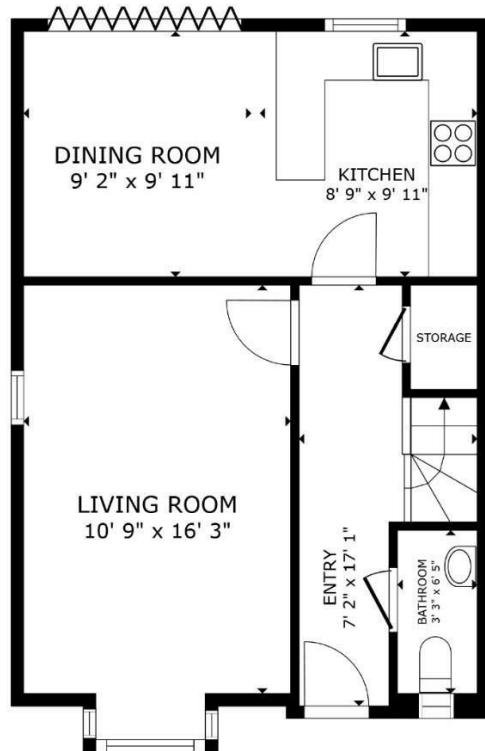
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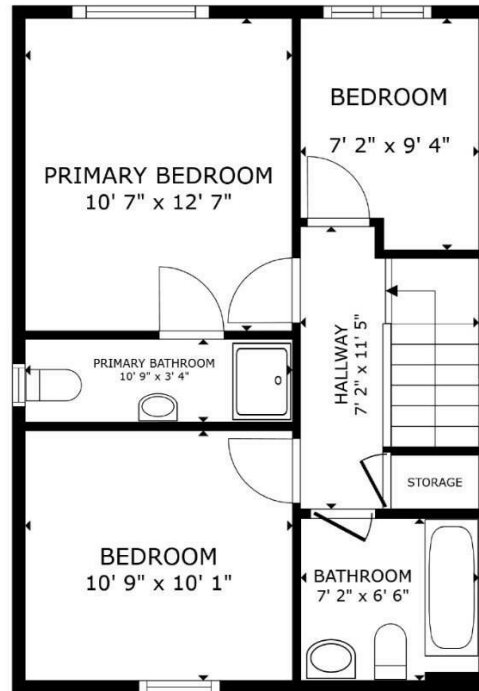


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FLOOR 1



FLOOR 2

GROSS INTERNAL AREA
FLOOR 1 498 sq.ft. FLOOR 2 488 sq.ft.
TOTAL : 986 sq.ft.
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



EPC

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		94
(81-91) B	83	
(69-80) C		
(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 - Detached Beds: 3 Bathrooms: 2 Receptions: 2
Tenure: Freehold

This immaculately presented, high-specification three-bedroom home is located in a sought-after development near the heart of Guiseley. The stylish interior includes an entrance hall, guest WC, spacious lounge with media wall and LED lighting, and an open-plan dining kitchen with integrated appliances, quartz worktops and bi-fold doors to the landscaped rear garden. Upstairs features a master bedroom with ensuite, two further bedrooms, and a luxury house bathroom. Externally, there's off-street parking for two cars and a private, well-designed garden. Ideally situated close to shops, schools, and transport links, this exceptional property offers contemporary living in a prime location.

Situated within a highly sought-after modern development, a short distance from the vibrant heart of Guiseley this immaculately presented and recently constructed home offers a rare opportunity to acquire a property of exceptional quality and specification. Finished to an exacting standard throughout, this three-bedroom residence combines contemporary style with practical family living, all in a prime location that balances suburban tranquillity with convenient access to local amenities, transport links, and reputable schools.

Upon entering, you are greeted by a welcoming entrance hall, complete with a sleek composite entrance door that sets the tone for the high-quality finish found throughout. A convenient guest WC is situated off the hallway, providing practicality for everyday living. The lounge is a standout feature of the home — a spacious and stylishly appointed living area that boasts a bespoke media wall with concealed LED lighting. This ambient feature adds both function and a touch of modern sophistication, creating the perfect environment for relaxing evenings or entertaining guests.

To the rear of the property is the stunning open-plan dining kitchen, the true heart of the home. Thoughtfully designed and beautifully finished, the kitchen features a comprehensive range of high-end, integrated appliances, sleek bespoke cabinetry, quartz waterfall worktops and ample work surface space. Bi-fold doors lead from the dining area out onto the landscaped rear garden, seamlessly blending indoor and outdoor living and making this an ideal space for summer dining and social gatherings.

Upstairs, the property continues to impress. The master bedroom is generously proportioned and benefits from a luxurious ensuite shower room, complete with contemporary fixtures and elegant tiling. Two further bedrooms provide flexible accommodation, perfect for family use, guests, or an office. The house bathroom is equally impressive, featuring a luxury suite with high-spec finish.

Features

• HIGH SPEC, EXQUISITE THREE BEDROOM DETACHED • OPEN PLAN DINING KITCHEN WITH BI FOLDING DOORS • LANDSCAPED GARDENS • RECENT DEVELOPMENT CLOSE TO HEART OF GUISELEY • 8 YEARS NEW BUILD WARRANTY REMAINING • GUEST WC • LOFT BOARDED & AMPLE STORAGE • CLOSE TO SCHOOLS AND TRAIN STATION • OFF-STREET PARKING • HUNTERS 360 TOUR / NO ONWARD CHAIN