

HUNTERS®

HERE TO GET *you* THERE

43 Ashtofts Mount, Guiseley, Leeds, LS20 9DB

Offers In Excess Of £400,000

Property Images



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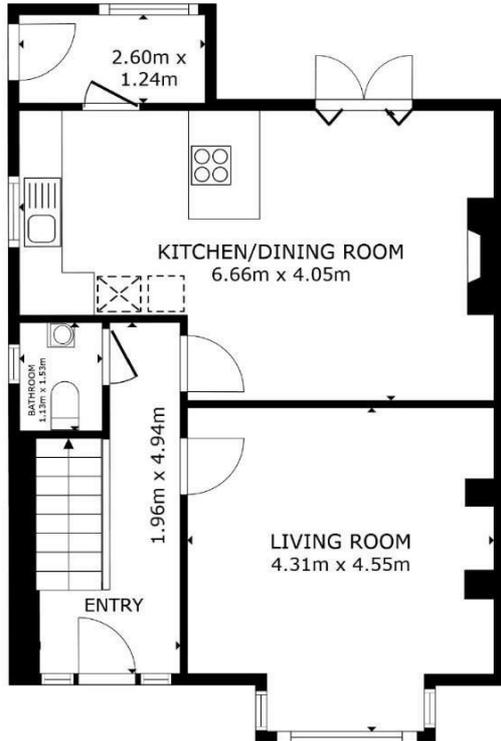


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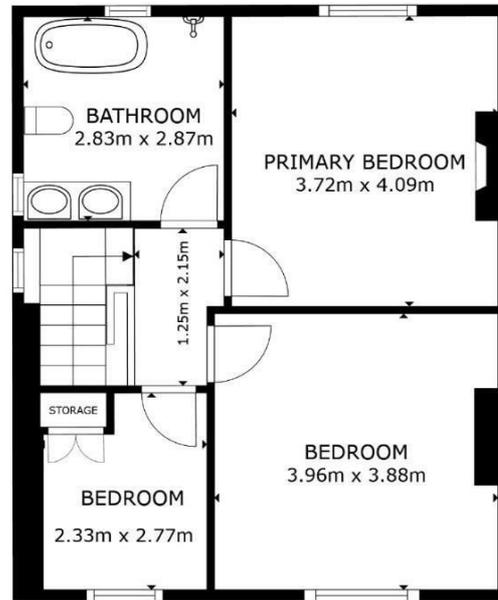
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FLOOR 1



FLOOR 2

GROSS INTERNAL AREA
 FLOOR 1 57.6 m² FLOOR 2 53.1 m²
 TOTAL : 110.7 m²
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



EPC

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			79
(69-80) C			
(55-68) D			
(39-54) E		39	
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales	EU Directive 2002/91/EC		

Map



Details

Type: House - Semi-Detached Beds: 3 Bathrooms: 1 Receptions: 2 Tenure: Freehold

Summary

This beautifully renovated period semi-detached house, dating back to around 1910, offers an exquisite blend of original character and modern comforts. Having undergone extensive refurbishment, including a complete rewire, new windows, re-rendering, and the installation of a new boiler, this property is ready to move into. Period features, such as decorative cornicing and an elegant staircase with a balustrade, are present throughout, adding charm and a sense of history to the home.

Upon entering, you are welcomed by a spacious hallway with an attractive staircase. The ground floor offers a guest WC and a generously sized lounge featuring a bay window and a charming fireplace, creating a cosy space for relaxation. The highlight of the ground floor is the open-plan dining kitchen, fitted with modern appliances and French doors that lead directly to the rear garden, perfect for entertaining. A separate utility room provides additional convenience.

Upstairs, the property boasts three well-proportioned bedrooms, all filled with natural light. The large family bathroom is a luxurious space, featuring a roll-top freestanding bath, a walk-in shower, and his-and-her sinks, offering a perfect place to unwind.

Externally, the front of the house is complemented by a small garden, and there is a driveway to the side offering off-street parking. The rear garden has been thoughtfully landscaped to require minimal maintenance and includes outdoor lighting, making it ideal for evening gatherings. This property is a perfect blend of period elegance and modern living, making it a must-see for those looking for a family home full of character.

Features

- LARGER STYLE PERIOD SEMI • HAVING UNDERGONE EXTENSIVE RENNOVATION • OPEN PLAN DINING KITCHEN • LANDSCAPED GARDENS • SOUGHT AFTER STREET • UTILITY AND GUEST WC • OFF-STREET PARKING • IMMACULATELY PRESENTED • BEAUTIFUL HOUSE BATHROOM WITH ROLL TOP BATH • LOG BURNING STOVE