Stoneacre Properties



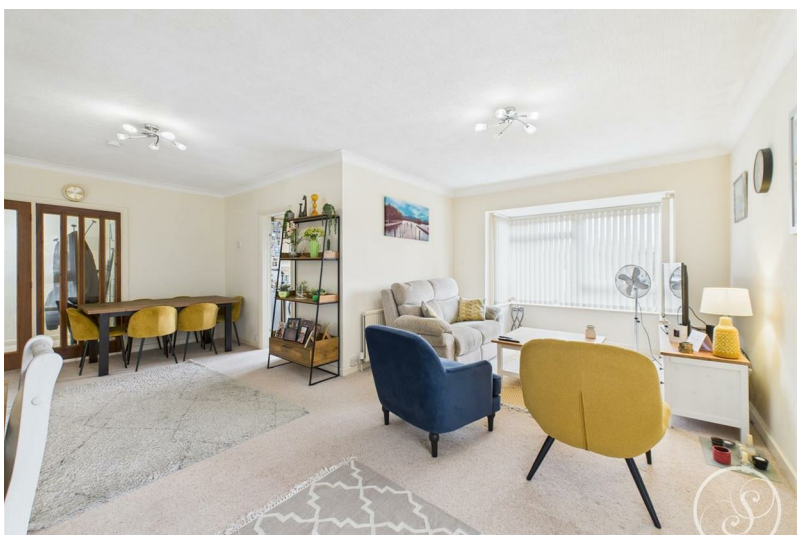
Park Villa Court

Leeds, LS8 1EB

Offers Over £185,000

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Entrance
The block is entered via an intercom entry system and stairs / lift lead up to the second floor.

Lounge/Diner
This superb open plan living space is wonderfully bright and airy and offers ample space for seating as well as a formal dining space, making this the ideal space for hosting friends. The lounge/diner leads seamlessly to the kitchen.

Kitchen
Modern kitchen made up of wall and base units and comprising integrated oven, gas hob, and space for free standing fridge and freezer, as well as washing machine. The kitchen offers plenty of storage space.

Hallway
As you enter the property you are welcomed into the entrance hallway which offers access to cloakroom cupboard.

Bedroom 1
First of two double bedrooms, this spacious room comfortably accommodates a double/king size bed and boasts an abundance of fitted storage.

Bedroom 2
Second double bedroom with built in wardrobes.

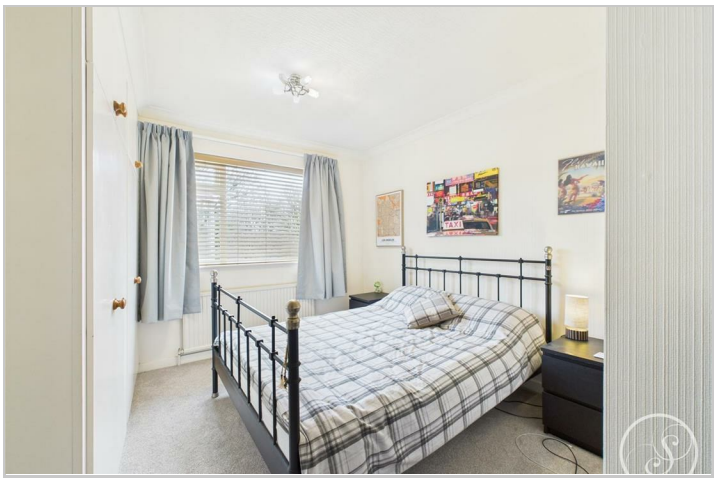
Bathroom
Part tiled and features walk in shower, toilet and sink as well as storage cupboard.

Garage
The property comes with a garage, a great storage space. And externally there is access to the mature and well maintained communal gardens. Parking is offered to residents on a first come first serve basis.

Lease
We are advised by the vendor that the property is leasehold with an original term of 945 years remaining. The current service charge is £1800 per annum and ground rent is £15 per annum. A buyer is advised to obtain verification from their solicitor or legal advisor.













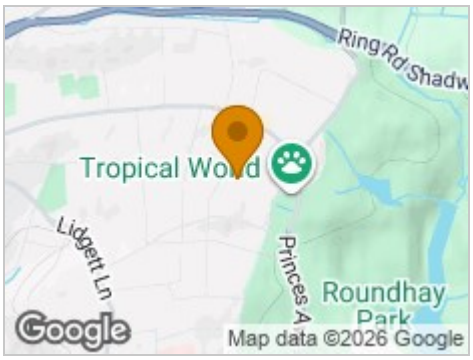
Road Map



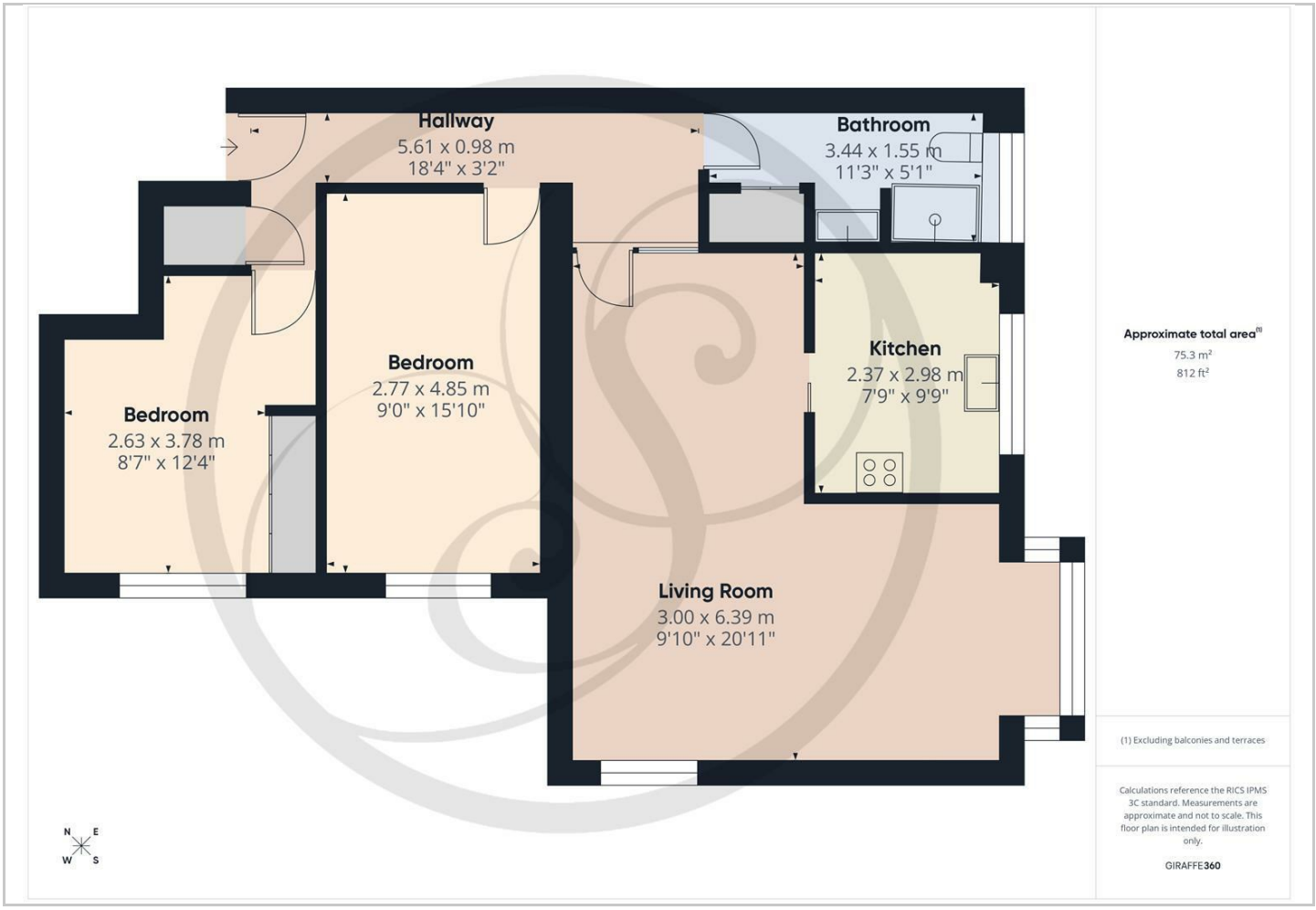
Hybrid Map



Terrain Map



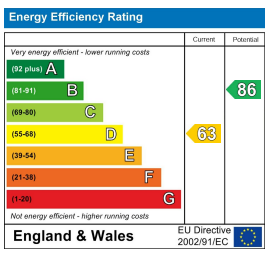
Floor Plan

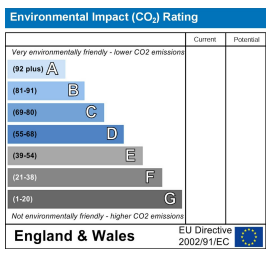


Viewing

Please contact our Chapel Allerton Sales Office on 0113 237 0999 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph





These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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