



**Cowper Grove, Leeds LS8 5DG**

**welcome to**

**Cowper Grove, Leeds**

\* Viewing is highly recommended for this property.\*

This three-bedroom mid-terrace home is beautifully presented throughout, offering spacious, clean rooms, a modern kitchen-diner, and a stylish,



## **Cowper Grove Ground Floor**

### **Lounge**

Stepping through the front door, you enter directly into a bright and spacious lounge featuring a large double-glazed bay window to the front, a fitted radiator, coved ceiling, and freshly laid carpet.

### **Kitchen/ Diner**

The kitchen-diner sits at the rear of the property and includes a door providing direct access to the outside, along with a rear double-glazed window and a fitted radiator. The room offers an excellent amount of space, comfortably accommodating a dining area. The kitchen itself features modern wall and base units, integrated appliances, and space for freestanding appliances. A further internal door within this room provides access to the cellar.

## **First Floor**

### **Bedroom One**

Bedroom One is a spacious double room featuring a rear double-glazed window, a fitted radiator. Complete with carpeted flooring.

### **Bathroom**

The bathroom is a beautifully presented, spacious room featuring two front double-glazed windows and fitted chrome radiator. It includes an elegant freestanding bath, a shower cubicle with a dual shower head, a vanity unit with sink, toilet. The room is finished with ceiling spotlights for a clean, modern look.

## **Second Floor**

### **Bedroom Two**

Bedroom Two is a clean, bright space featuring a double-glazed roof window, a fitted radiator.

### **Bedroom Three**

Bedroom Three is a clean, bright space featuring a double-glazed roof window, a fitted radiator.

### **Cellar**

The cellar is a generous space and can be accessed

via a door from the kitchen.

## **Outside**

The property benefits from an enclosed front yard, with a small set of steps leading up to the front door. While the garden would benefit from some general maintenance, it remains a low-maintenance outdoor space overall.



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welcome to

## Cowper Grove, Leeds

- MID TERRACE
- THREE BEDROOM
- ENCLOSED FRONT YARD
- SPACIOUS CLEAN ROOMS THROUGHOUT
- SPACIOUS MODERN KITCHEN/DINER

Tenure: Freehold EPC Rating: D

Council Tax Band: A

# £180,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
OAK109758 - 0004

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