



Nowell Terrace, Leeds LS9 6HX

welcome to

Nowell Terrace, Leeds

A fantastic three-bedroom mid-terrace home offering an enclosed rear yard and spacious cellar. Presented in ready-to-move-into condition and suited to a variety of buyers.



Ground Floor

Lounge

A spacious lounge with a double-glazed window and external door, finished with clean décor and carpeted flooring.

Kitchen / Diner

A generously sized kitchen diner featuring a rear double-glazed window and external door, with a further internal door providing access to the cellar. The kitchen offers a range of wall and base units, an integrated oven and hob with extractor fan above, and plenty of space for freestanding appliances. There is also ample room to accommodate a dining area.

First Floor

Bedroom Two

A well-presented double bedroom featuring a double-glazed window and fitted radiator.

Bedroom Three

A well-presented bedroom featuring a double-glazed window and fitted radiator.

Bathroom

A three-piece bathroom suite featuring a bath, wash basin and WC, complemented by a double-glazed window and fully tiled walls and flooring.

Second Floor

Bedroom One

A double bedroom featuring a roof window and finished with carpeted flooring.

Cellar

A spacious cellar accessed from the kitchen, offering valuable additional space and storage, with the boiler conveniently housed within.

External

The property benefits from an enclosed paved yard, offering easy-to-maintain outdoor space with a small set of steps leading to the door.

Agent Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.



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welcome to

Nowell Terrace, Leeds

- MID TERRACE
- THREE BEDROOMS
- ENCLOSED AND EASY TO MAINTAIN REAR YARD
- LARGE CELLAR SPACE
- NEUTRAL CLEAN DECOR THROUGHOUT - PERFECT TO MOVE STRAIGHT INTO

Tenure: Freehold EPC Rating: Awaiting

Council Tax Band: A

£145,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
OAK108849 - 0002

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