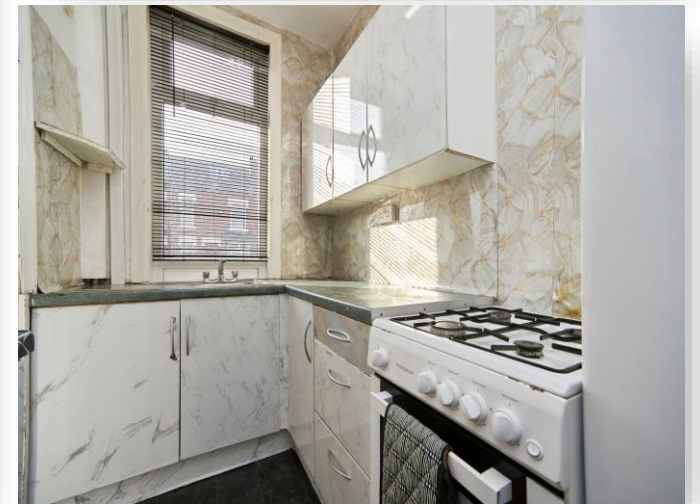




Compton Crescent, Leeds LS9 6DQ

welcome to

Compton Crescent, Leeds

Situated in a highly convenient location, this two-bedroom mid-terrace property offers excellent potential for a wide range of buyers. Benefiting from an enclosed front yard, a spacious cellar, and well-proportioned accommodation throughout, the property provides a fantastic opportunity.



Compton Crescent Ground Floor

Living Room

Spacious and bright lounge featuring a front double-glazed window and fitted radiator. The room benefits from decorative coving to the ceiling, laminate flooring, and a fitted storage/display unit.

Kitchen

The kitchen features a front double-glazed window and a range of wall and base units providing ample storage. There is space for freestanding appliances, along with a useful built-in storage cupboard. A door from the kitchen provides access to the cellar.

First Floor

Bedroom Two

Double Bedroom featuring a front double-glazed window and fitted radiator. The room also benefits from a useful built-in cupboard, providing convenient storage while maximising the available floor space.

Bathroom

Bathroom featuring a front double-glazed window and fitted radiator. The room features a bath with overhead shower, wash hand basin, and WC. The room is complemented by partly tiled walls.

Second Floor

Bedroom One

Double Bedroom featuring a large front double-glazed window, allowing for plenty of natural light, and a fitted radiator. The room also benefits from a useful built-in cupboard.

Basement

Basement accessed directly from the kitchen, this well proportioned cellar provides excellent additional space and offers fantastic versatility.

Outside

The property enjoys a private, enclosed front yard designed for easy maintenance, with a small set of steps leading to the entrance door, creating an

attractive approach to the home.

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

Compton Crescent, Leeds

- NO ONWARD CHAIN
- MID TERRACE
- TWO DOUBLE BEDROOMS
- ENCLOSED FRONT YARD - EASY TO MAINTAINED
- LARGE CELLAR SPACE

Tenure: Freehold EPC Rating: D

Council Tax Band: A

£124,500



Please note the marker reflects the postcode not the actual property

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Property Ref:
OAK109944 - 0005

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