



Osbourne Court Back Lane, Leeds LS13 4BN

welcome to

Osbourne Court Back Lane, Leeds

Offered with vacant possession, this stone-built ground floor apartment features two bedrooms, a spacious lounge, fitted kitchen with induction hob, modern wet room, new storage heaters, garage, dedicated washing hanging area, bin store and gardens.



Property Information

A well-presented and deceptively spacious stone-built ground floor apartment, offered to the market with vacant possession and no onward chain, making it an ideal purchase.

Accessed by buzzer and intercom, the accommodation benefits from new electric storage heaters and briefly comprises an entrance hallway, a spacious lounge, fitted kitchen, and wetroom.

Externally, the property benefits from a garage adjacent to the car park, together with access to laundry hanging area and a communal bin storage area.

Ideally located with excellent access to local amenities, public transport links and the motorway network, making it perfect for commuters and first-time buyers alike.

Hallway

Accessed via a private entrance door via buzzer and intercom, the welcoming hallway provides access to all principal rooms and benefits from a useful built-in storage cupboard and a newly installed electric storage heater.

Lounge

A bright and spacious reception room featuring laminate flooring and a large window allowing plenty of natural light. The lounge offers a welcoming space creating an ideal area for relaxing and entertaining.

Kitchen

Fitted with a range of wall and base units incorporating work surfaces and a sink with drainer. Appliances include an induction hob with extractor hood above and an integrated fridge. The kitchen also houses the boiler and provides a practical and functional cooking space.

Bedroom One

A well-proportioned double bedroom benefiting from fitted wardrobes, providing excellent hanging and storage space. A pleasant and comfortable principal bedroom.

Bedroom Two

A versatile bedroom suitable for use as a guest room, home office, dressing room or nursery.

Bathroom

A modern wet room comprising a shower area, wash hand basin and WC. Finished with inset spotlights and an extractor fan.

Garage

The property benefits from a single garage and access to communal facilities including a laundry room and communal bin storage area.

Outside

Front and back gardens.

Agents Note

Please note that the AML fee covers 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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Osbourne Court Back Lane, Leeds

- Ground floor apartment
- Two bedrooms
- Vacant possession / no onward chain
- Modern wet room
- Garage adjacent to car park

Tenure: Leasehold EPC Rating: D

Council Tax Band: A Service Charge: 300.00

Ground Rent: 300.00

This is a Leasehold property with details as follows; Term of Lease 999 years from 25 Mar 1984. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£130,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
PDY117033 - 0002

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