



BLETCHLEY AVENUE, HORSFORTH, LEEDS, LS18 4FA
£189,500

We are delighted to offer for re-sale this exceptionally well presented two bed first floor apartment situated in the Redrow Woodlands development in Horsforth Vale. The property is available with no upward chain and is offered on the Shared Ownership Scheme with a 45% share available for sale. The property consists of two bedrooms, living room/dining room/modern fitted kitchen with house bathroom and parking space for one car.

Example: 45% share purchase price £85,275 with 55% rental at approx £238.49pcm

Communal Entrance Hall leading to entry door of apartment on first floor

Leeds and Yorkshire Housing Association, 2 Shire Oak Road, Headingley, Leeds LS6 2TN
0113 220 8101 helptobuy@lyha.co.uk www.lyha.co.uk

Hallway with radiator, window to rear elevation, entry phone and two storage cupboards one housing the boiler.

Living Room / Dining Room / Kitchen with modern fitted units, oven, hob and extractor fan over, ceiling spotlights in the kitchen area. There are windows to the front, rear and side elevations and there are two radiators.



Bedroom one with window to the front elevation, fitted walk in wardrobe and radiator.

Bedroom two with window to the front elevation and radiator.

Bathroom with modern fitted white bathroom suite consisting of bath with shower over and tiled to ceiling, wash hand basin and WC and window to the rear elevation.

The property has carpets and flooring throughout.

Exterior

Communal garden area to the rear of the property with a bike store and parking space for one vehicle.

The property is a leasehold property with a 99 year lease from 2016 and the service charge is approximately £65.85 pcm.



Location

Situated in the area of Horsforth which is a popular location around five miles out of Leeds. It has a wide choice of schools, many of which are outstanding, and a great choice of leisure activities, including a large park and sports clubs. There is a thriving high street with a wide choice of local shops and everyone is well catered for by the growing mix of bars and restaurants Horsforth has to offer, including Italian, French, Indian and traditional English. Transport links are also good with regular bus services and two train stations nearby, as well as great walking/cycling along the Aire Valley.

DISCLAIMER:

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. Purchasers are advised to satisfy themselves as to the working order and condition of services or appliances. All measurements are approximate.