



Caythorpe Road, Leeds LS16 5HW

welcome to

Caythorpe Road, Leeds

A spacious detached family home in a desirable location, offering versatile living accommodation, four double bedrooms, two bathrooms, multiple reception rooms, off-street parking, a detached garage, and a large private rear garden with mature trees and shrubs. Offered with no onward chain.



This spacious detached family home offers an exceptional amount of versatile living accommodation, making it an ideal choice for growing families seeking both comfort and flexibility. Positioned in a highly desirable location, the property combines generous internal space with a superb outdoor setting, creating a wonderful home for modern family living. The well-proportioned accommodation is arranged to provide a range of adaptable living spaces, with multiple reception rooms offering the flexibility to suit a variety of lifestyles. Whether used for formal entertaining, family gatherings, a home office, playroom, or additional sitting area, the layout can easily accommodate changing family needs. The property boasts four generous double bedrooms, each offering ample space for furnishings and providing comfortable accommodation for family members and guests alike. The bedrooms are served by two well-appointed bathrooms, ensuring convenience for busy households. Externally, to the front, a pebbled driveway provides ample off-street parking and leads to a detached garage, and to the rear, the home is complemented by a large private garden providing an excellent space for outdoor entertaining. Combining spacious accommodation and flexible living space, this impressive detached residence presents a rare opportunity to acquire a superb family home in a sought-after location and offered with no onward chain.

Hallway

Living Room/Bedroom Four

Second Living Room

Lounge/Dining Room

Kitchen

Shower Room

Bedroom One

Bedroom Two

Bedroom Three

Bathroom

Attic Room

Externally

Garage

Agents Note



view this property online williamhbrown.co.uk/Property/HEA110059



welcome to

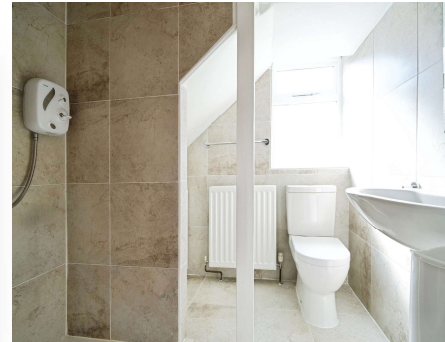
Caythorpe Road, Leeds

- SPACIOUS DETACHED FAMILY HOME
- VERSATILE LIVING ACCOMMODATION
- FOUR DOUBLE BEDROOMS
- TWO BATHROOMS
- MULTIPLE RECEPTION ROOMS

Tenure: Freehold EPC Rating: Awaited

Council Tax Band: G

£675,000



Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/HEA110059



Property Ref:
HEA110059 - 0006

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.



william h brown



0113 278 5337



Headingley@williamhbrown.co.uk



1a Arndale Centre, Otley Road, LEEDS, West
Yorkshire, LS6 2UE



williamhbrown.co.uk