



Main Street  
Methley  
Leeds  
West Yorkshire  
LS26 9JE

Offers in Excess of £163,000

bettermove

# Main Street Leeds

Bettermove are proud to present this 2 bedroom terraced house in Methley available with no forward chain.

The property benefits from double glazing, gas central heating throughout and has ample on street parking available nearby. The council tax band is A.

The interior of this beautifully presented property comprises a spacious living room, the fitted kitchen, utility room and the family bathroom on the ground floor. The first floor consists of 2 double bedrooms and a convenient WC. The exterior boasts a private rear garden, perfect for enjoying the summer months.

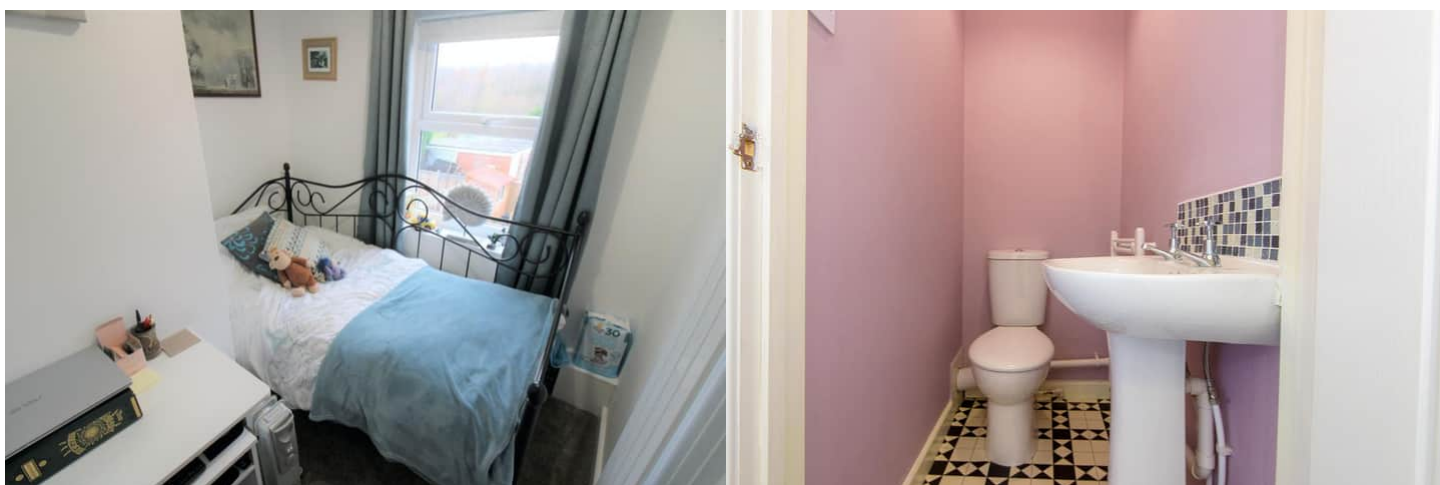
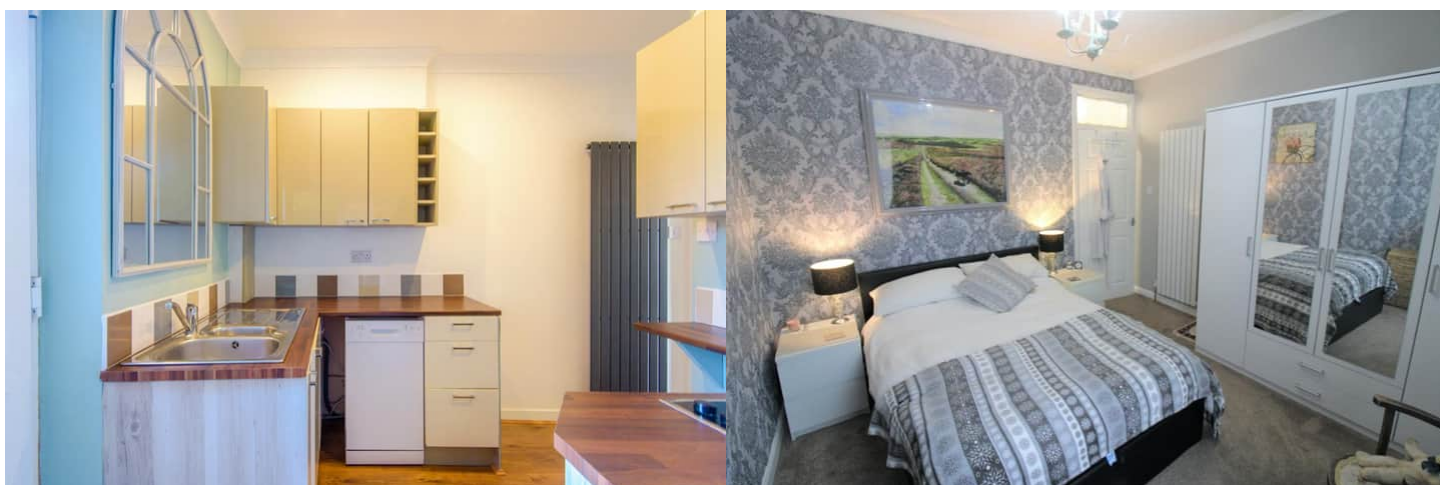
Located in the popular village of Methley, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs. Excellent transport connections can be found from Castleford Train Station, the M62 and many local bus routes providing easy access into Castleford, Leeds and Pontefract.

This exciting opportunity should not be missed! All enquiries can be made through Bettermove on 0330 004 0050.

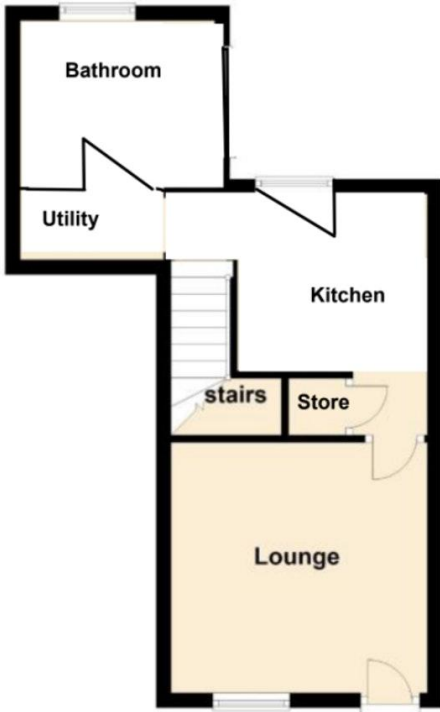
You can secure the purchase today by paying an exclusivity fee of £1,000 which gives you the rights to purchase within a given timeframe.

Paying this fee ensures that the seller takes their property off the market and reserves it exclusively for you, therefore eliminating the risk of gazumping and aborted costs.

The exclusivity fee is returned to you upon successful completion of the property.



Ground Floor



First Floor



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) <b>A</b>		
(81-91) <b>B</b>		<b>88</b>
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>67</b>	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England, Scotland &amp; Wales</b>	EU Directive 2002/91/EC	



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