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**By Order of the Government
Legal Department**



**30 West Park Road, Leeds,
West Yorkshire LS8 2HB**

Guide Price: £190,000*

**Freehold vacant detached house requiring
updating**



This detached bay-fronted detached house is in need of updating and modernisation throughout. The property has three bedroom accommodation and a single storey attached garage. The house occupies a position on the east side of West Park Road opposite the junction of Stanley Drive within a popular residential area. The windows are double glazed and there is a gas central heating system installed although this has not been tested by the Auctioneers. The extensive open expanse of Roundhay Park and Golf Course is close at hand with local shops, bars and cafés nearby on Street Lane. Leeds city centre is about 5 miles distant to the south. The property is sold with full vacant possession and will be of interest to investment purchasers and owner occupiers.

ACCOMMODATION

Entrance Porch, Hall, Reception room, Dining room, Kitchen, Cloakroom/WC, First Floor Landing, Bedroom One, Bedroom Two, Bedroom Three, Bathroom, Separate WC. Front garden with driveway to garage. Rear garden.

TENURE

Freehold

LOCAL AUTHORITY & TAX RATING

Leeds City Council 0113 222 4444 Council Tax Band: E

VIEWING TIMES

Wed 23/3 @ 10am–10.45am Wed 30/3 @ 10am–10.45am
Mon 4/4 @ 10am–10.45am

STARTING BID

FINAL BID

NOTES

SOLD UNSOLD SOLD PRIOR WITHDRAWN