



£900 PCM

Tinshill Mount, Leeds LS16 7BA

Detached House

07888722821

Golden Acre Estates  
Lettings · Sales · Mortgages

[www.goldenacreestates.co.uk](http://www.goldenacreestates.co.uk)







# Step Inside

---

## Property Description

Modern 2-Bedroom Home with Garden Cabin Available Now

## Main Particulars

Modern 2-Bedroom Home with Garden Cabin - Available now

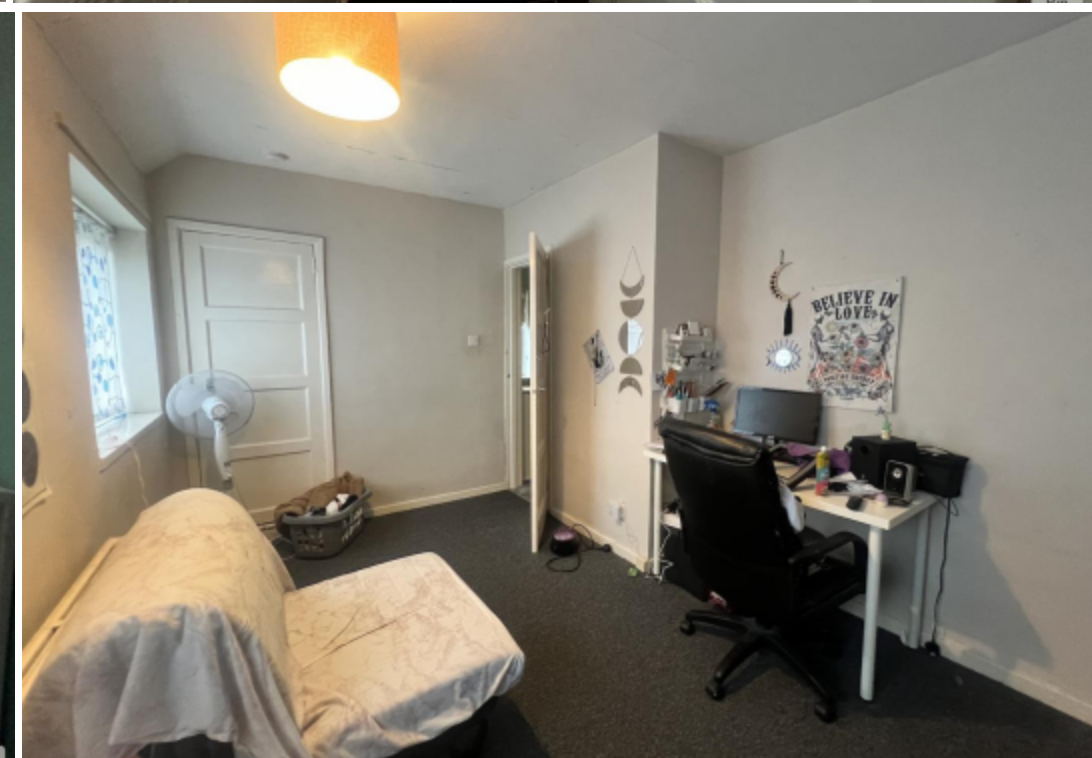
This property will be continued to be marketed for sale and therefore will be a 6 month contract.

The ground floor features a stylish open-plan kitchen and living area, with large patio doors that flood the space with natural light and lead directly into a generously sized garden. The garden includes a neat lawn and a fantastic cabin house with its own electricity supply ideal as a children's playroom, home office, or creative studio.

Upstairs, the property offers two well-proportioned double bedrooms, a modern family bathroom, and a separate WC. To the front, there is private parking along with additional on-street parking available.

Situated in the ever-popular area of Cookridge, the home is ideally placed for local amenities, with further shops, restaurants, and services available in nearby Horsforth and the Holt Park Asda Complex. Excellent transport links include Horsforth train station, providing direct access into Leeds City Centre. The area also benefits from reputable schools for all ages, as well as a range of leisure facilities including golf courses, gyms, and health clubs.

This is a fantastic opportunity to secure a modern home in a sought-after location.



Telephone: 07888722821

**Golden Acre Estates**  
Lettings • Sales • Mortgages

---

[www.goldenacreestates.co.uk](http://www.goldenacreestates.co.uk)