



Nabarro McAllister & Co
C h a r t e r e d S u r v e y o r s

FOR SALE
DEVELOPMENT OPPORTUNITY

48-50 RIDGE TERRACE
LEEDS LS6 2DA



We give below brief details of a substantial residential property which is ripe for redevelopment.

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Nabarro McAllister & Co Limited, Registered in England & Wales under Company No. 4657451
Devonshire Lodge, Devonshire Avenue, Leeds LS8 1AY

LOCATION

The property stands on Meanwood Ridge between Meanwood and Headingley at the end of Ridge Terrace occupying an elevated position affording spectacular long distance views from the upper parts over the surrounding parts of Leeds. Ridge Terrace sits adjacent to Shire Oak Road readily accessible for the local centres of Meanwood and Headingley where there are a range of shops and other amenities.

DESCRIPTION

The property comprises a pair of semi detached houses estimated to be in excess of 100 years old which have been sub divided into a number of flats. The building is of traditional construction with walls faced externally in brick under blue slated pitched roof. There are timber and felted dormers. There is a sizeable garden to the front and access via side and back roads.

ACCOMMODATION

Briefly the accommodation comprises:-

GROUND FLOOR

Rear Entrance Hall with access to basement.

FLAT 1 – Two Bedroomed Flat.

FLAT 2 – Two Bedroomed Flat.

FIRST FLOOR

Staircase/Landing

FLAT 3 – Two Bedroomed Flat.

FLAT 4 – Flat 4 was originally a two bedroomed flat but has been sub divided to create two smaller units but ideally would benefit from conversion back to its original configuration.

SECOND FLOOR

Staircase/Landing

FLAT 5 - Two Bedroomed Flat.

FLAT 6 - Two Bedroomed Flat.

From the ground floor entrance hall is a staircase to the basement.

BASEMENT: FLAT 7 – Two Bedroomed Flat.

The accommodation is in poor condition and requires extensive refurbishment and improvement.

TENURE

The property is understood to be freehold.

TERMS

The property is offered for sale at offers in excess of £600,000 for the freehold interest.

LEGAL COSTS

Each party to be responsible for their own legal costs in the transaction.

VIEWING

Strictly by appointment with the Chartered Surveyors.

Subject to Contract

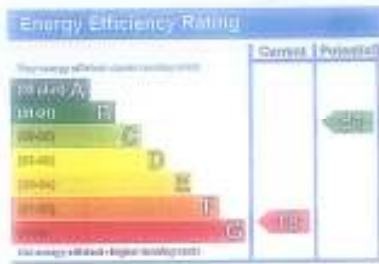
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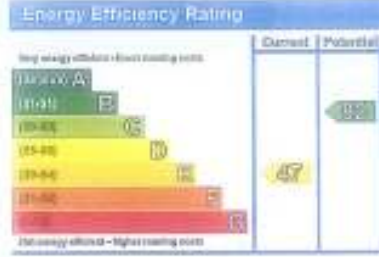
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Regulated by RICS

Flat 1, 48-50, Ridge Terrace, LEEDS, L86 ZDA



Flat 4, 48-50, Ridge Terrace, LEEDS, L86 ZDA



Flat 2, 48-50, Ridge Terrace, LEEDS, L86 ZDA



Flat 5, 48-50, Ridge Terrace, LEEDS, L86 ZDA



Flat 1, 48-50, Ridge Terrace, LEEDS, L86 ZDA



Flat 6, 48-50, Ridge Terrace, LEEDS, L86 ZDA



Flat 7, 48-50, Ridge Terrace, LEEDS, L86 ZDA

