



5 OAKLANDS DRIVE

ADEL, LS16 8NZ

£925,000
FREEHOLD

Set in the sought-after village of Adel, this impressive six-bedroom Tudor style home offers elegant period charm alongside generous living space. The property benefits from a beautifully maintained large garden, ideal for both entertaining and family life, as well as ample private parking.

MONROE

SELLERS OF THE FINEST HOMES

5 OAKLANDS DRIVE

- Prestigious Oaklands Drive location in the heart of sought-after Adel
- Impressive six-bedroom Tudor style family home extending over 2,500 sq. ft
- Elegant proportions with multiple reception rooms for flexible living
- Spacious open-plan dining kitchen ideal for family life and entertaining
- Bright conservatory overlooking the garden, perfect for year-round use
- Two en-suite bedrooms including a principal suite with dressing room
- Well-balanced bedroom layout ideal for families, guests, or home working
- Double garage with internal access plus ample private parking
- Beautiful large garden offering privacy and outdoor entertaining space
- Excellent access to highly regarded schools, amenities, and transport links



Situated on the highly regarded Oaklands Drive in Adel, this substantial six-bedroom Tudor style family home offers over 2,500 sq. ft. of well-planned accommodation arranged across two generous floors. The property combines classic proportions with versatile living space, ideal for modern family life.

The ground floor is centred around an impressive reception hall with staircase rising to the first floor, setting the tone for the elegant accommodation beyond. A spacious living room provides a formal yet comfortable setting featuring a striking exposed brick fireplace with arched hearth, creating a warm focal point, while a separate dining room/snug offers a more intimate retreat, ideal as a family room or home office.

The heart of the home is a spacious open-plan dining kitchen, thoughtfully designed for both everyday living and entertaining. It offers generous space for a central island and dining area and is well equipped with two ovens (including a steam oven), a five-burner hob, a drinks cooler, warming drawers, and a full-height larder fridge. This impressive space flows seamlessly into a bright conservatory, creating a superb additional reception area with lovely views over the garden. A utility room, ground floor WC and internal access to the double garage complete the ground floor accommodation.

To the first floor, the property offers six

well-proportioned bedrooms, all arranged off a central landing. The principal bedroom benefits from a dedicated dressing room and en-suite bathroom, creating a private and luxurious suite. A further bedroom also enjoys en-suite facilities, while the remaining bedrooms are served by a spacious house bathroom. The layout offers excellent flexibility, with rooms suitable for family members, guests, or home working as required.

Externally, the property boasts a beautifully landscaped, generous garden featuring a stunning pond. The space offers a high degree of privacy, it is not overlooked by neighbouring properties to the rear and provides a spacious outdoor setting ideal for entertaining, children, or keen gardeners. Ample private parking is available, complemented by a double garage, further enhancing the practicality of this exceptional home.

Set within one of Adel's most desirable residential locations, the property offers convenient access to local amenities, well-regarded schools, and excellent transport links, making it an outstanding opportunity for those seeking a spacious and elegant family residence.

REASONS TO BUY

- Prestigious Oaklands Drive location in the heart of sought-after Adel
- Impressive six-bedroom Tudor Style family home

extending over 2,500 sq. ft

- Elegant proportions with multiple reception rooms for flexible living

- Spacious open-plan dining kitchen ideal for family life and entertaining

- Bright conservatory overlooking the garden, perfect for year-round use

- Two en-suite bedrooms including a principal suite with dressing room

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- Excellent access to highly regarded schools, amenities, and transport links

ENVIRONS

Adel is one of the most sought-after and exclusive residential areas in North Leeds. It is ideally positioned for access to highly sought-after North Leeds amenities and schools such as David Lloyd, GSAL, Richmond House, various golf clubs, restaurants, and shops, all just a short drive away. The excellent transport links offered via the Ring Road A6120 provide direct access to Bradford, Harrogate, York, and the motorway networks (M1, M62, A1). Nearby amenities available on Otley Road include a Co-op and a Post Office, and Horsforth and Headingley

are just a short drive away, offering a wide range of shops, bars, and restaurants.

SERVICES

We are advised that the property has mains water, electricity, drainage and gas.

LOCAL AUTHORITY

Leeds City Council

TENURE

We are advised that the property is freehold, and that vacant possession will be granted upon legal completion.

VIEWING ARRANGEMENTS

Strictly through the exclusive selling agent-Monroe Estate Agents

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ADDITIONAL INFORMATION

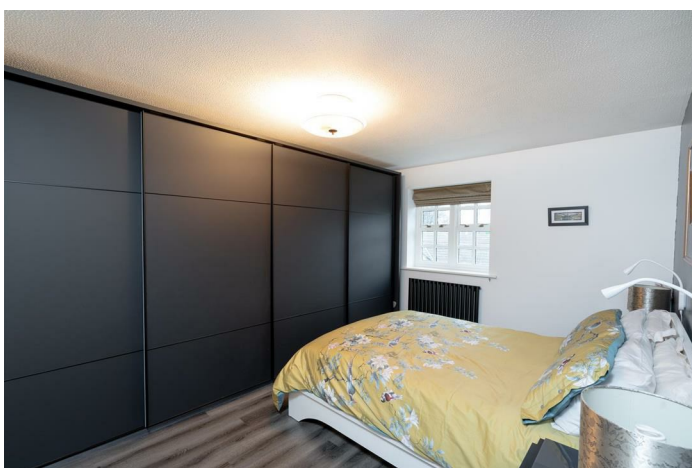
Local Authority – Leeds City Council

Council Tax – Band G

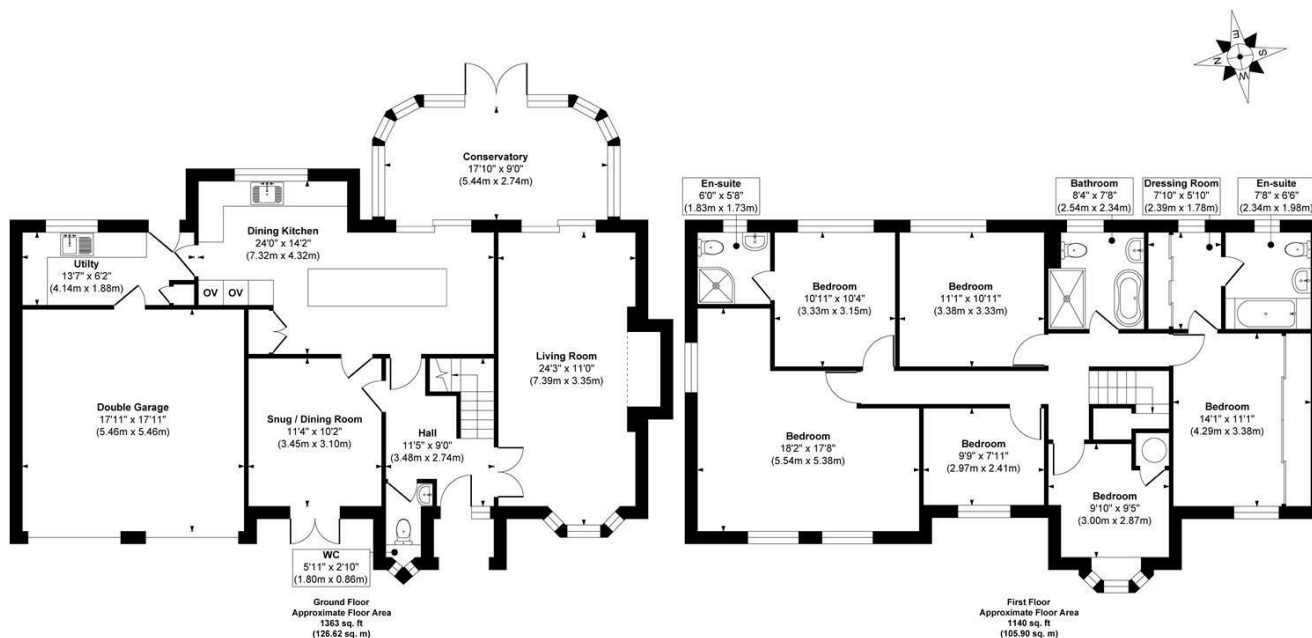
Viewings – By Appointment Only

Floor Area – 2503.00 sq ft

Tenure – Freehold



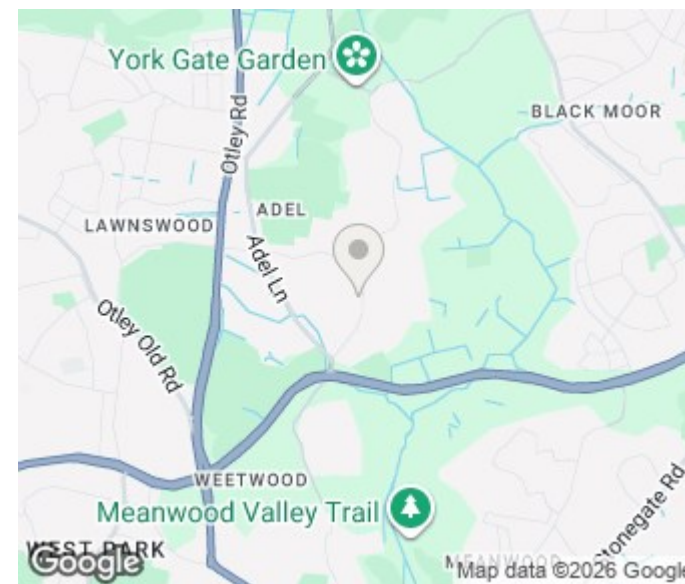
Oaklands Drive, Adel



Approx. Gross Internal Floor Area 2503 sq. ft / 232.52 sq. m

Illustration for identification purposes only, measurements are approximate, not to scale.

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	65	74
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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