



Persona Homes

by Home Group

WATERLOO SIDINGS

LEEDS

CLIFDEN

3-bedroom house

A stylish home with a bright living room, open-plan kitchen/diner, en-suite to the main bedroom, and handy storage. This home is ideal for growing families or anyone needing more space.



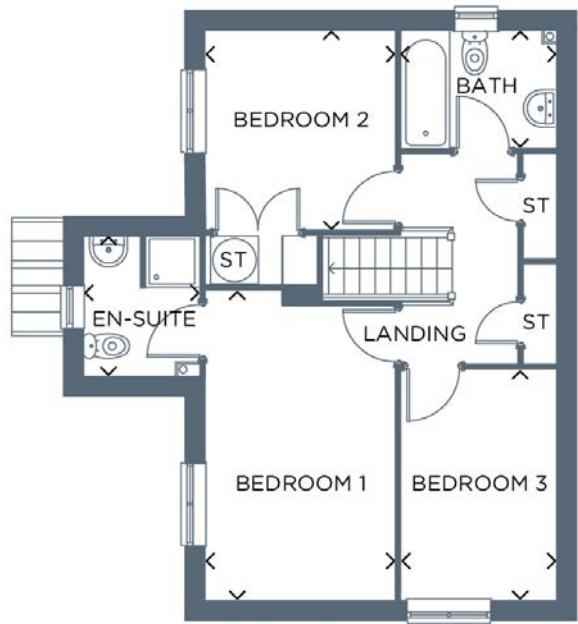
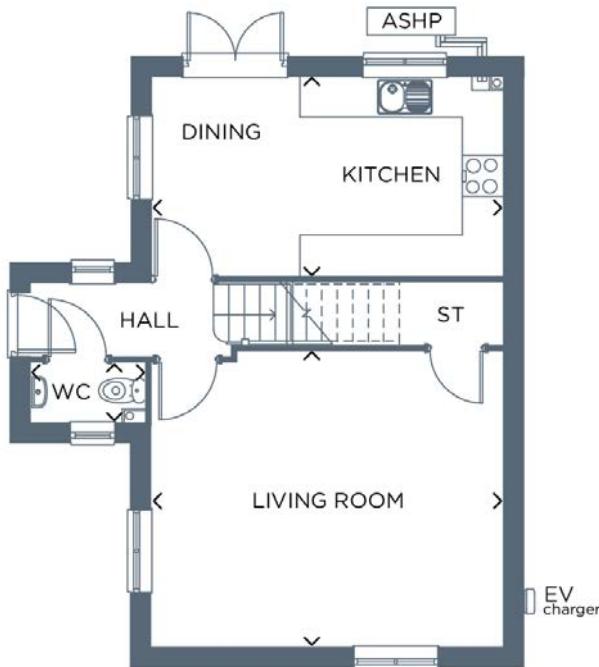
Contact us:

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Halton Moor Avenue, Leeds, LS9 0JY



*This home may or may not be fitted with an EV charger.
Please confirm with your Sales Executive before reservation.

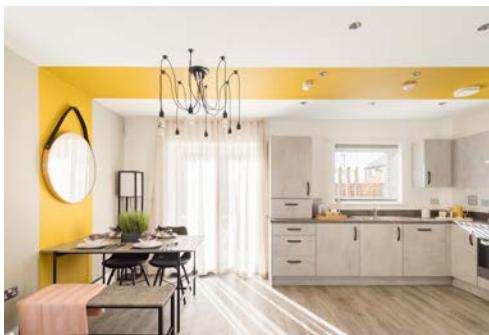
Ground floor

Kitchen/living room	5.08m x 2.90m
Living room	5.08m x 4.30m
WC	1.66m x 0.88m

First floor

Bedroom 1	5.32m x 2.75m
En-suite	2.01m x 1.66m
Bedroom 2	2.90m x 2.75m
Bedroom 3	3.36m x 2.23m
Bathroom	2.23m x 1.71m

Total area **91.44m²**



Any floor plans are a general outline of the layout of the property for guidance only. All measurements are approximate and may vary and any intending purchasers should not rely on them as statements of fact or representations of fact but must satisfy themselves by inspection or otherwise as to their accuracy. Dimensions shown are not intended to be relied upon for installation of appliances or items of furniture or otherwise. CGI's and images are for illustrative purposes only. Specifications are subject to change. Images are indicative only and may be of previous developments.*Journey times and distances taken from google.com/ maps and are correct before going to print. All times and distances listed are approximate and may vary depending on time of travel.



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GRANGE

4-bedroom house

A spacious home with a generous living room, showstopping kitchen/diner, utility room, and en-suite to the main bedroom. The perfect home for family life, entertaining, and making memories.



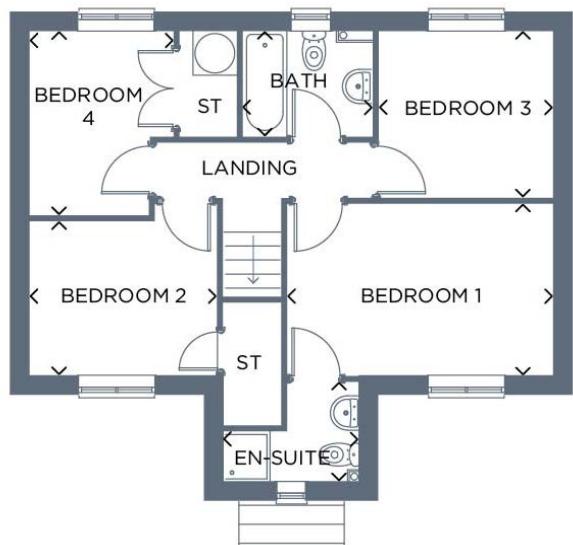
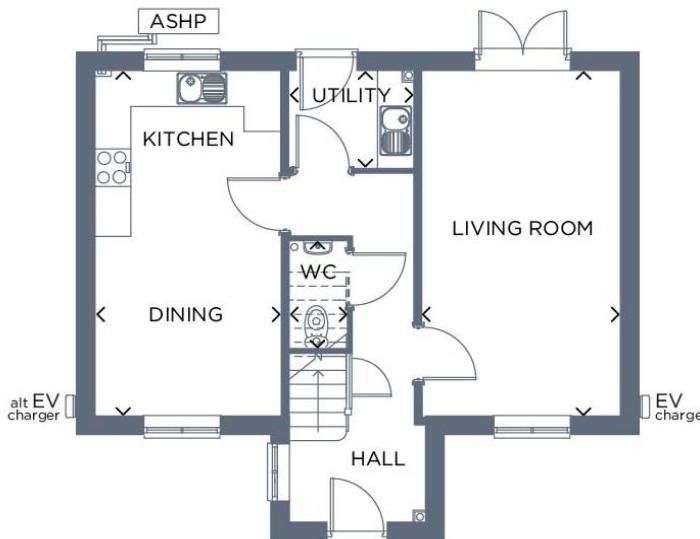
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Ground floor

Kitchen/dining room	5.53m x 2.95m
Living room	5.53m x 3.13m
Utility	1.98m x 1.56m
WC	1.70m x 0.91m

First floor

Bedroom 1	4.25m x 2.75m
En-suite	2.15m x 1.59m
Bedroom 2	2.47m x 3.00m
Bedroom 3	2.81m x 2.68m
Bedroom 4	2.28m x 2.96m
Bathroom	2.05m x 1.70m
Total area	99.58m²





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GREYSTONES

2-bedroom house

A smartly designed home with a cosy living room, open-plan kitchen/diner, and sleek bathroom. Great for first-time buyers or downsizers wanting comfort without compromise.



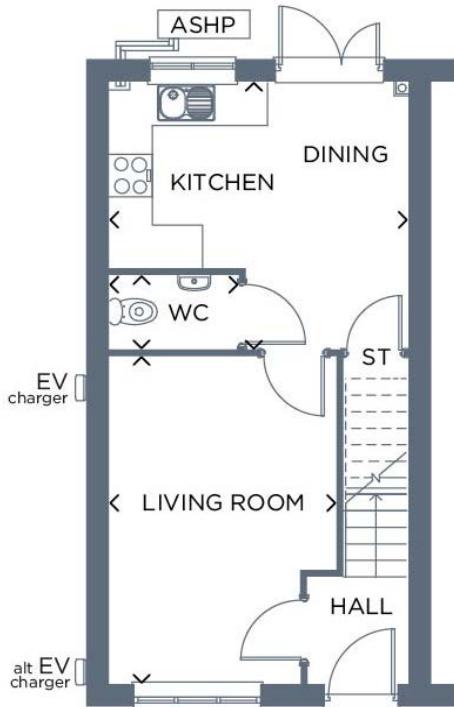
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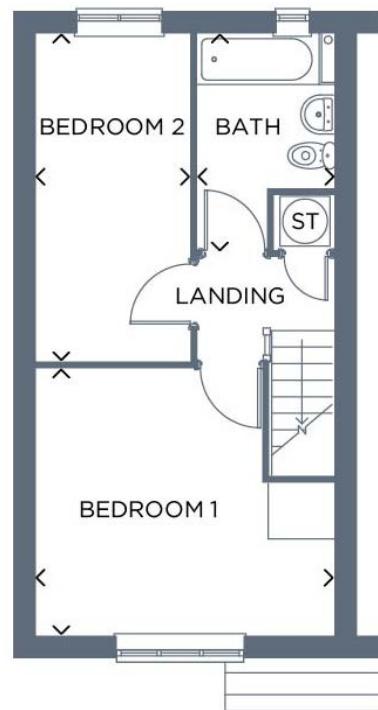
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Ground floor

Kitchen/dining room	4.14m x 3.74m
Living room	4.59m x 3.16m
WC	1.80m x 1.05m



First floor

Bedroom 1	3.76m x 4.14m
Bedroom 2	4.58m x 2.15m
Bathroom	3.02m x 1.90m
Total area	70.04m²





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LEITRIM

2-bedroom house

This home blends comfort and style with a spacious living room, modern kitchen/diner, and built-in storage. The Leitrim is perfect for first-time buyers, downsizers, or anyone looking for a low-maintenance space that doesn't compromise on comfort or style.



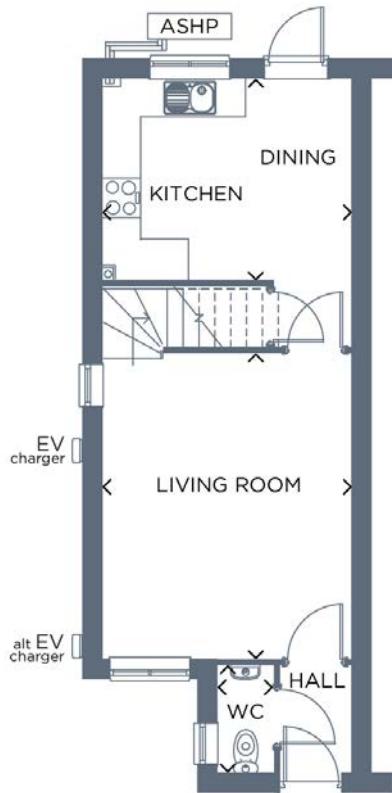
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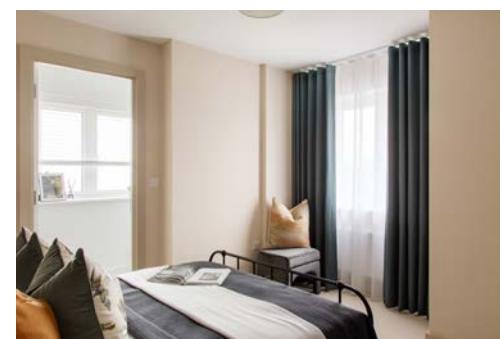


Ground floor

Kitchen/dining room	3.77m x 3.04m
Living room	3.77m x 4.65m
WC	1.60m x 0.86m

First floor

Bedroom 1	3.77m x 3.07m
Bedroom 2	2.87m x 3.7m
Bathroom	2.61m x 1.68m
Total area	70.01m²





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LIMERICK

3-bedroom house

A bright and spacious home with a generous living room, open-plan kitchen/diner, and EV charger. With 3 well-proportioned bedrooms, this home is flexible making it easy to create a comfortable family setup, guest rooms, or a home office.



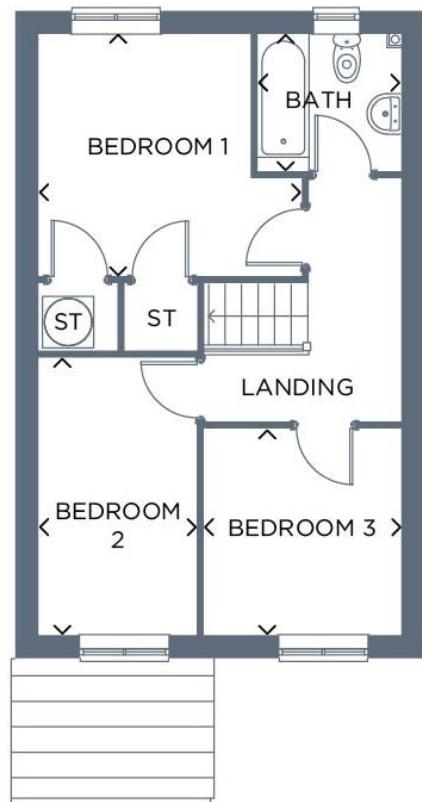
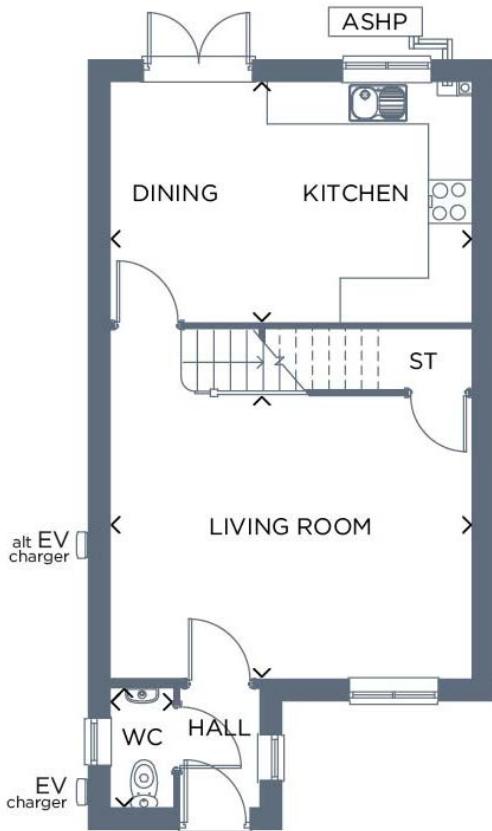
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Ground floor

Kitchen/dining room	4.93m x 3.28m
Living room	4.93m x 3.87m
WC	0.86m x 1.60m

First floor

Bedroom 1	3.58m x 3.30m
Bedroom 2	3.77m x 2.15m
Bedroom 3	2.68m x 2.80m
Bathroom	1.95m x 1.87m
Total area	84.04m²



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LUCAN

3-bedroom house

A well-planned home with a spacious living room, sociable kitchen/diner, and smart storage. With 3 comfortable bedrooms and a modern family bathroom, we expect this home to be popular!



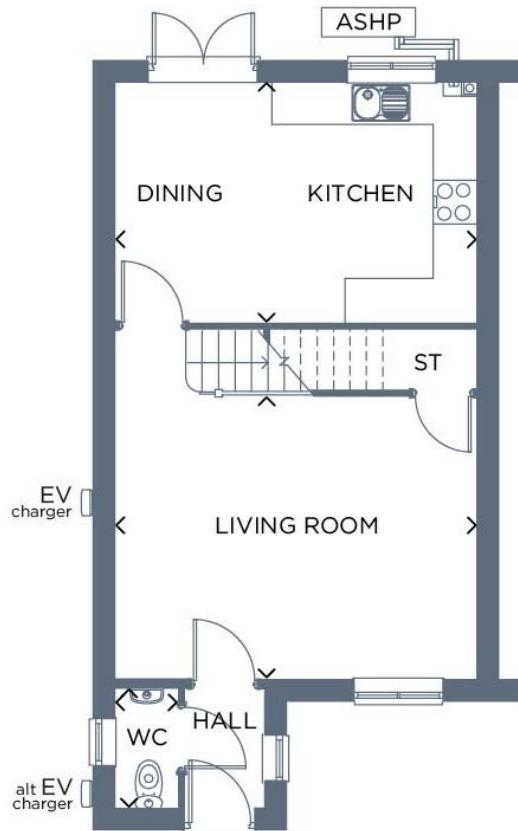
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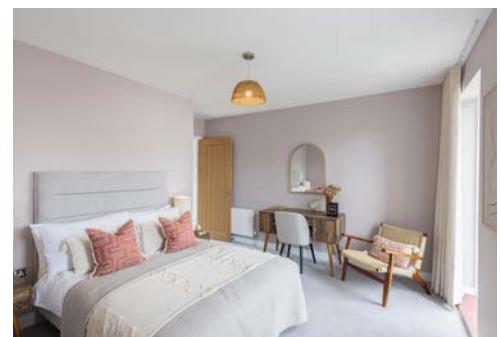
Ground floor

Kitchen/dining room	4.93m x 3.28m
Living room	4.93m x 3.87m
WC	1.60m x 0.86m



First floor

Bedroom 1	3.58m x 3.30m
Bedroom 2	3.77m x 2.15m
Bedroom 3	2.80m x 2.68m
Bathroom	1.95m x 1.87m
Total area	84.04m²





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MILFORD

3-bedroom house

A modern home with a bright living room, open-plan kitchen/diner, an en-suite to the main bedroom, and energy-efficient features. Great for families or anyone wanting easy, stylish living.



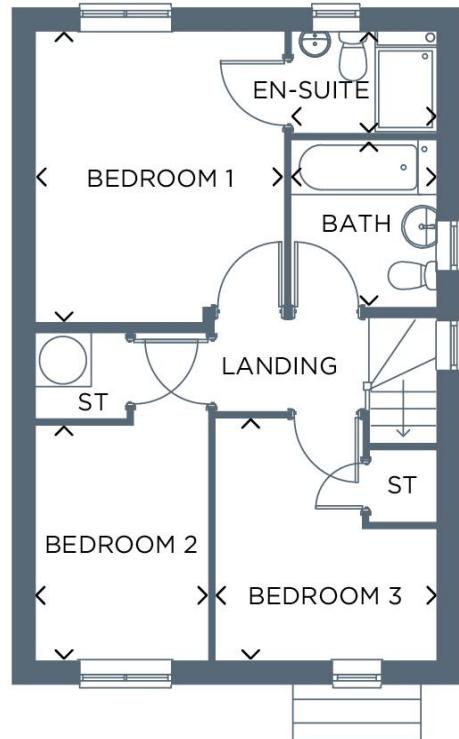
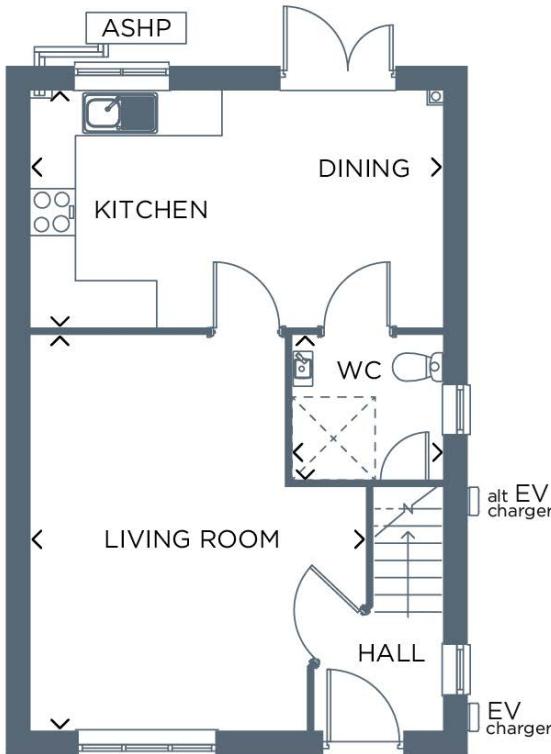
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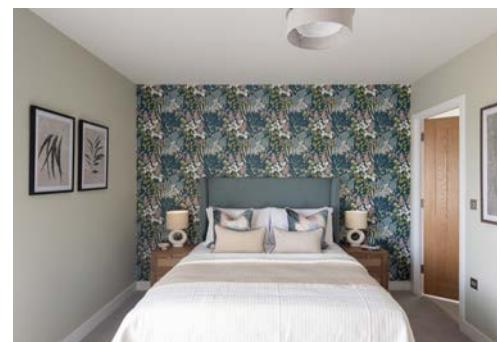
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 Ground floor shower provision or location may differ.
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Ground floor

Kitchen/dining room	5.24m x 3.00m
Living room	5.00m x 4.27m
Utility	1.88m x 1.80m

First floor

Bedroom 1	3.79m x 3.25m
En-suite	1.89m x 1.30m
Bedroom 2	2.20m x 3.03m
Bedroom 3	3.14m x 2.95m
Bathroom	1.90m x 2.21m
Total area	85.4m²





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TALLOW

2-bedroom house

Boasting a modern kitchen-diner and a separate living room, creating a flexible living space. Upstairs, you'll find two great-sized bedrooms and a modern, family bathroom.



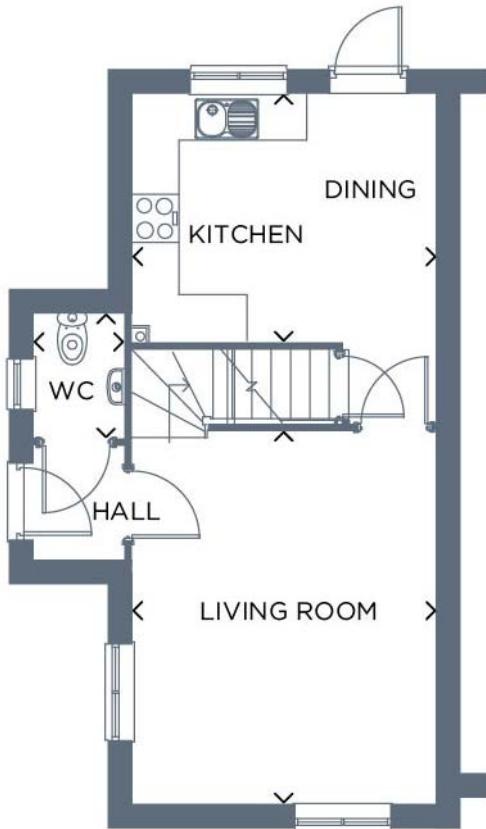
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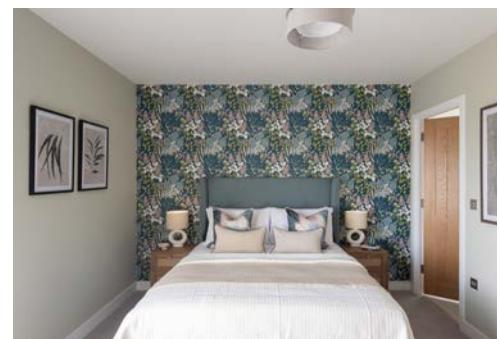
Ground floor

Kitchen/dining room	3.76m x 3.07m
Living room	4.64m x 3.76m
WC	1.07m x 1.56



First floor

Bedroom 1	3.76m x 3.07m
Bedroom 2	3.76m x 2.85m
Bathroom	2.60m x 1.90m
Total area	70.01m²





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GLIN

3-bedroom house

A stunning home with a spacious open-plan kitchen-diner, a large living area, three versatile bedrooms, and a family bathroom. What more could you want!



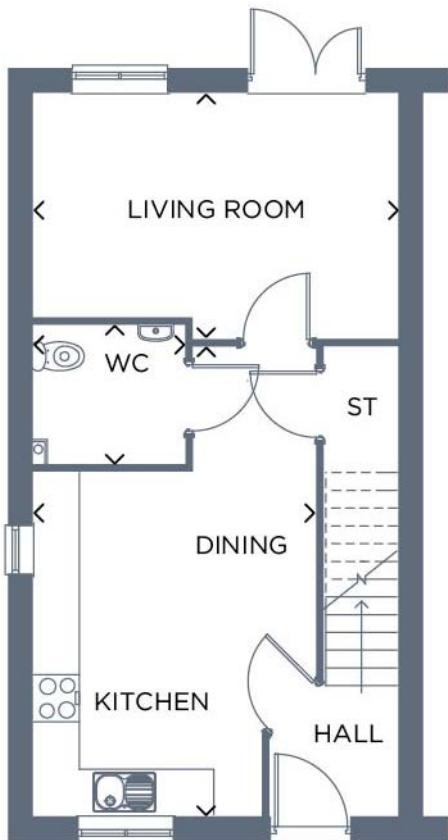
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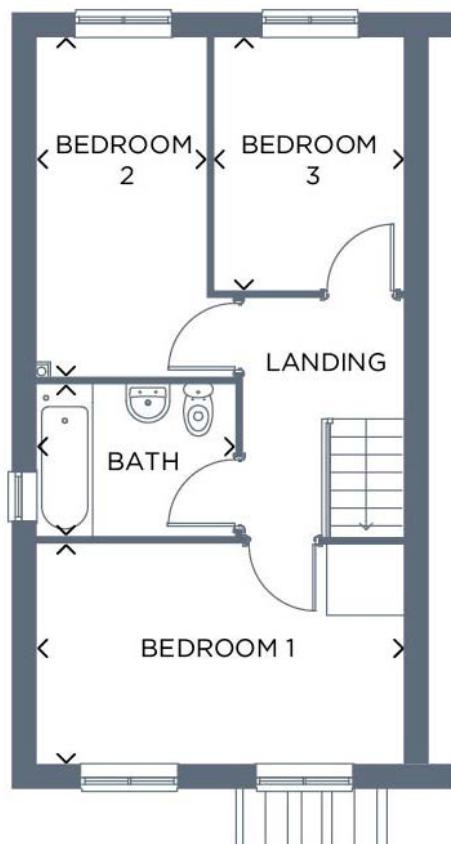
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Ground floor

Kitchen/dining room	5.93m x 3.56m
Living room	4.59m x 3.11m
WC	1.91m x 1.77m



First floor

Bedroom 1	4.59m x 2.75m
Bedroom 2	4.24m x 2.14m
Bedroom 3	3.18m x 2.35m
Bathroom	2.48m x 1.90m
Total area	84.04m²

