



Bierley Lane , Bradford , West Yorkshire , BD4

- **DEPOSIT FREE OPTIONS AVAILABLE**
- IDEAL FOR PROFESSIONALS, COUPLES OR FAMILIES
- NEWLY DECORATED AND NEW FLOORING THROUGHOUT
- PRIVATE DRIVEWAY
- COUNCIL TAX BAND- B
- THREE BEDROOM SEMI DETACHED HOUSE
- DOUBLE GLAZING AND CENTRAL HEATING
- AVAILABLE: NOW
- EPC RATING- C
- LOCAL AMENITIES, SCHOOL AND TRANSPORT LINKS WITHIN THE AREA



£1,200 Per Calendar Month - Deposit £1,384 - ** Deposit Free option Available **

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DESCRIPTION

Hunters Bradford have the privilege of presenting to you, for let, an immaculate semi-detached property, freshly decorated and fitted with new flooring throughout. This stunning dwelling is located in a much sought-after location, just a stone's throw away from excellent public transport links, well-regarded local schools and all necessary amenities.

The residence boasts a versatile layout, with three commodious bedrooms, one modern bathroom, a receptive, cosy reception room and a capacious, well-appointed kitchen and a separate ground floor W/C.

The property benefits from an EPC rating of 'C' and falls within the favourable 'B' council tax band, adding another layer of appeal to this already attractive offer.

One of the unique features of this property is a private driveway, offering both convenience and secured parking, a genuine treasure in today's market. The pristine condition of the house, the fresh décor and the new flooring throughout provide a welcoming atmosphere, ripe for creating some unforgettable memories.

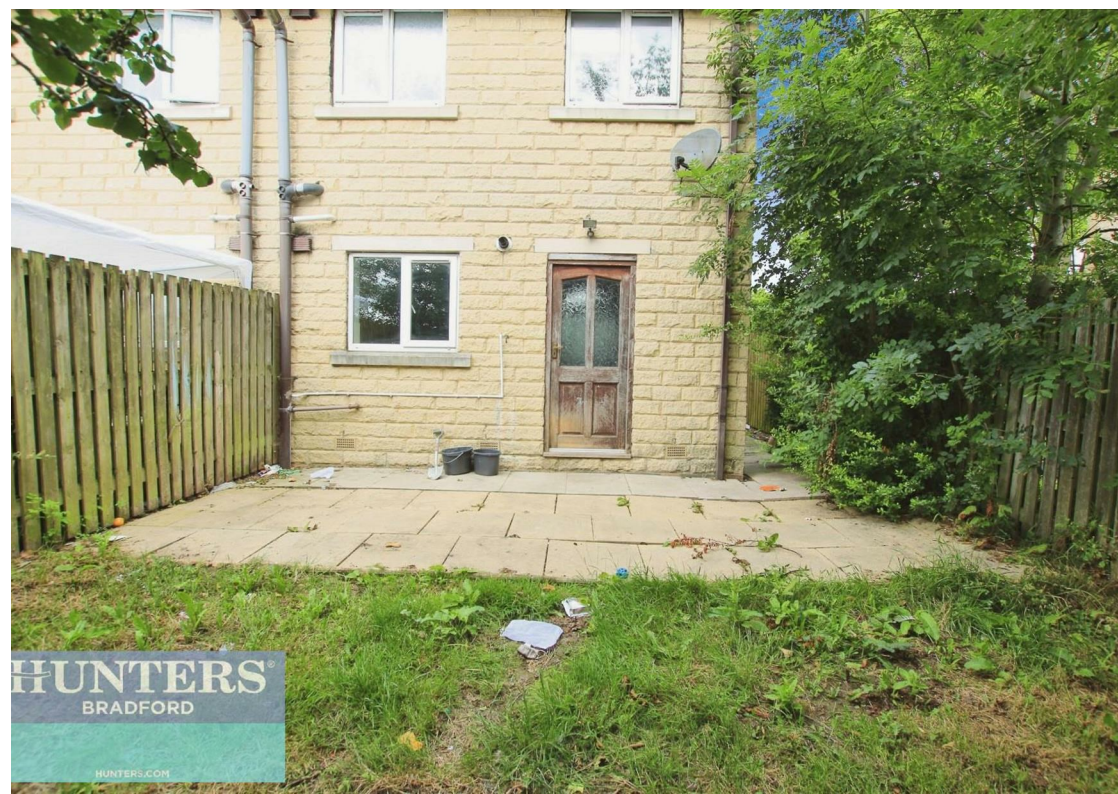
The location, the exceptional finish, and the generous space on offer make this property an ideal fit for professionals, couples and more importantly, families looking for their perfect home base.

In summary, if you value comfort, convenience, and a touch of luxury in a prime location within the United Kingdom, this could be your next dream home. Your search may well be over.

**** Flatfair's No Deposit solution ****

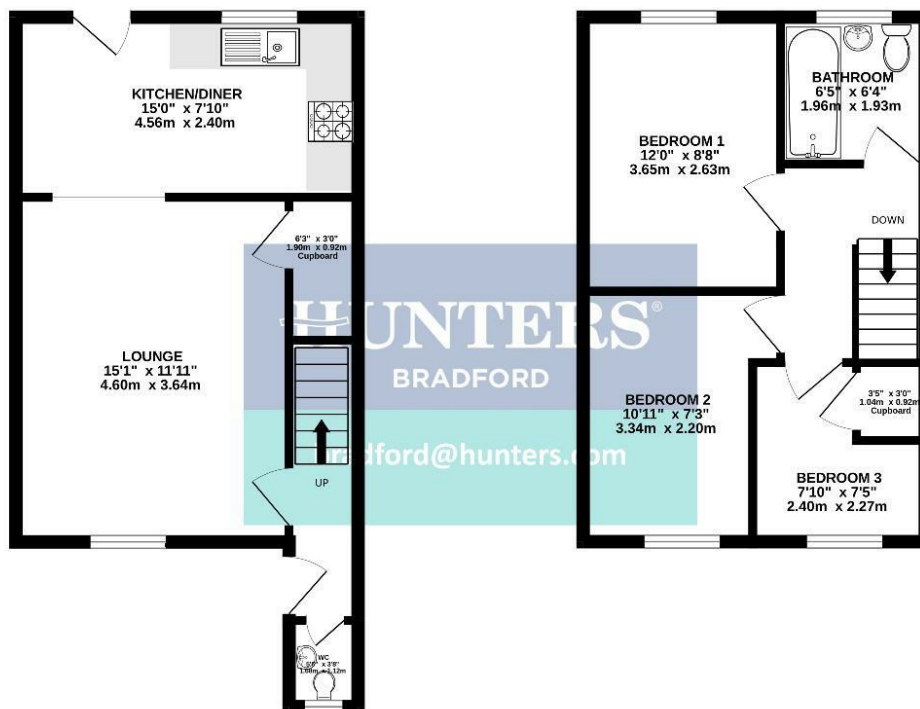
**** This property is available with flatfair's No Deposit solution, so you won't have to pay a traditional deposit. Instead, you would pay a small check-in fee equal to 28% of a month's rent (+VAT) – significantly less than a five week deposit. This fee is non-refundable and is not a deposit so cannot be used towards covering the cost of any future damages that might occur.****





GROUND FLOOR
365 sq.ft. (33.9 sq.m.) approx.

1ST FLOOR
343 sq.ft. (31.9 sq.m.) approx.



TOTAL FLOOR AREA: 708 sq.ft. (65.7 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix 5/2025

Viewings

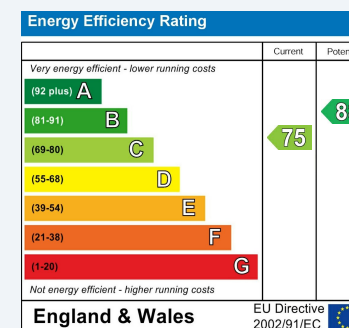
Please contact bradford.lettings@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.