







LIV, George Street, Little Germany, Bradford, BD1

- **DEPOSIT FREE OPTIONS AVAILABLE**
- THREE PIECE MODERN SHOWER ROOM
- ELECTRIC HEATING
- PRIVATE PARKING
- EPC RATING GRADE C
- ONE BEDROOM FURNISHED APARTMENT
- INTEGRATED APPLIANCES
- AVAILABLE: NOVEMBER 2026
- COUNCIL TAX BAND A
- LOCAL AMENITIES, SCHOOL AND TRANSPORT LINKS WITHIN THE AREA

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£700 Per Calendar Month - Deposit £807 - ** Deposit Free option Available **

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DESCRIPTION

To Let – a furnished 1 bedroom flat in the heart of Bradford's Little Germany, offering modern accommodation in good condition with the benefit of private parking and an EPC rating of C (Council Tax band A).

The property is set within a well-maintained building with secure code-operated entry and intercom system. Inside, the open-plan reception room provides a comfortable living and dining space with neutral décor, carpeted flooring and good artificial lighting, leading through to a contemporary kitchen area. The kitchen includes integrated appliances such as fridge/freezer and washing machine, fitted units and tiled flooring.

The double bedroom is well proportioned, with grey carpets and simple décor, providing a practical space for both rest and study. The shower room features a fully tiled walk-in shower enclosure, wash basin and WC, offering a clean, modern finish.

Located on George Street, the flat sits within Bradford city centre, moments from the historic Little Germany warehouses, the Broadway shopping centre, and a range of cafés, gyms, restaurants, cinema and bowling. Bradford Interchange is approximately 10 minutes' walk, providing rail links to Leeds in around 20 minutes and Manchester Victoria in about an hour, along with extensive bus services. Bradford Forster Square station is also within walking distance for additional connections across West Yorkshire.

This flat offers practical, low-maintenance city living with on-site parking in a well-connected central location.

** 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.**










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Approx Gross Internal Area
38 sq m / 409 sq ft



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Viewings

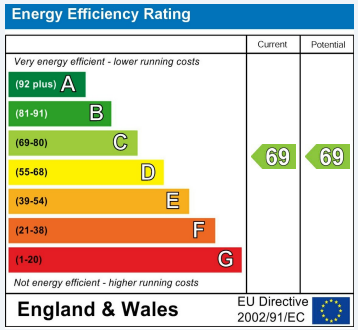
Please contact bradford.lettings@hunters.com,if you wish to arrange a viewing appointment for this property or require further information.

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.

The Property Ombudsman

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