Claremont Villas, Claremont Terrace Bradford, BD5 0DQ

- ** DEPOSIT FREE & FIXED DEPOSIT OPTIONS AVAILABLE **
- BILLS, WIFI AND COUNCIL TAX INCLUDED
- CENTRAL HEATING
- SHARED LAUNDRY ROOM
- COUNCIL TAX BAND A
- HMO BEDROOM TO LET
- DOUBLE GLAZING
- SHARED KITCHEN & COMMON ROOM KITCHEN DINING ROOM
- 3 x SHARED BATH/SHOWER ROOMS
- EPC RATING GRADE E

HUNTERS®
HERE TO GET *you* THERE

£450 Per Month - Deposit £461 - ** Deposit Free option Available **

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HUNTERS BRADFORD PRESENTS - CLAREMONT VILLAS

*** DEPOSIT FREE & FIXED DEPOSIT OPTIONS AVAILABLE *** - HMO BEDROOM TO LET - DOUBLE GLAZING - CENTRAL HEATING - SHARED KITCHEN - SHARED LAUNDRY ROOM - 2 X SHARED BATH/SHOWER ROOMS - COUNCIL TAX BAND A - EPC RATING GRADE E - WIFI, ELECTRIC, GAS AND WATER BILLS INCLUDED - COUNCIL TAX INCLUDED

BEDROOM

A double room with double glazed window and radiator.

PROPERTY OVERVIEW

Briefly comprising of, lower ground floor common room, bedrooms, lower ground kitchen, shared bath/shower room.

LOWER GROUND COMMON ROOM

Fully fitted kitchen with a range of base and wall units incorporating stainless steel sink and drainer and dining table.

LOWER GROUND FLOOR SINGLE KITCHEN

Fully fitted kitchen with a range of base and wall units incorporating stainless steel sink and drainer

LAUNDRY ROOM

Lower ground floor laundry room with washing machine.

BATHROOM

Four-piece bathroom with bath, shower cubicle, basin and WC.

SHOWER ROOM

Shower cubicle with shower, wash hand basin and WC.

** 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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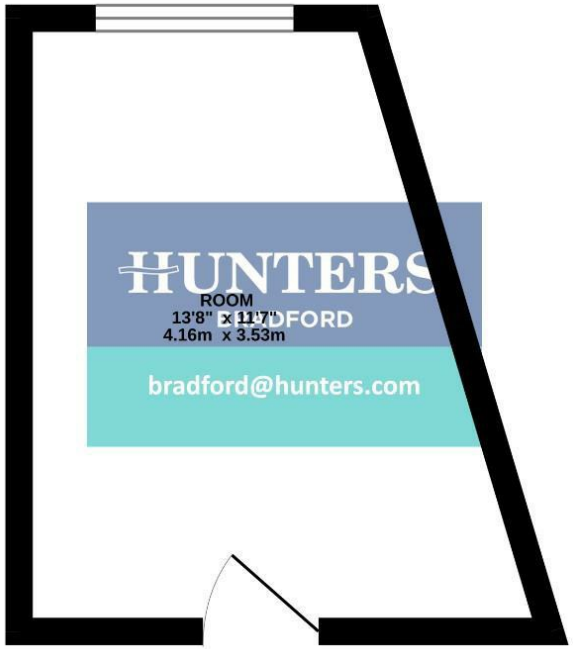
GROUND FLOOR



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.
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Viewing

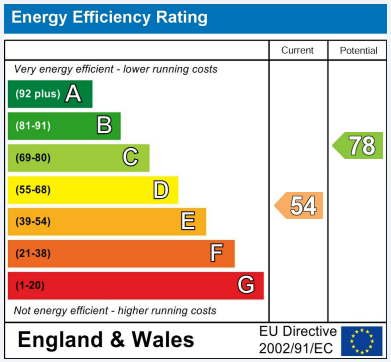
Please contact our Hunters Bradford Lettings Office on 01274 393955 if you wish to arrange a viewing appointment for this property or require further information.

2 Wakefield Road, Bradford, BD4 7AT
Tel: 01274 393955 Email:
bradford.lettings@hunters.com https://www.hunters.com

The Property Ombudsman

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.

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