

# HUNTERS®

HERE TO GET *you* THERE



**Bright Street**

Stanningley, LS28 6NJ

£895 Per Month



Council Tax: A



# 16 Bright Street

Stanningley, LS28 6NJ

£895 Per Month



- AVAILABLE NOW
- REDECORATED THROUGHOUT
- VERY WELL PRESENTED
- CONVENIENT LOCATION
- ONE BEDROOM
- UNFURNISHED
- EPC RATING: D

Situated in a popular and convenient residential location, with access to local amenities and transport links to surrounding areas. Briefly comprising: LIVING ROOM, KITCHEN, ONE DOUBLE BEDROOM, a modern BATHROOM / WC and a useful cellar space.

Conveniently located on Bright Street a peaceful cul-de-sac, in a residential location of Stanningley, close to neighbouring Pudsey and Bramley town centres. The location offers fantastic access to local amenities, including bus and train routes and access to the ring road network for commuting. There are a range of local amenities nearby, including local restaurants, supermarkets and the Owlcotes Shopping Centre.

**LIVING ROOM**

14'9" x 13'10" (4.52 x 4.23)

**KITCHEN**

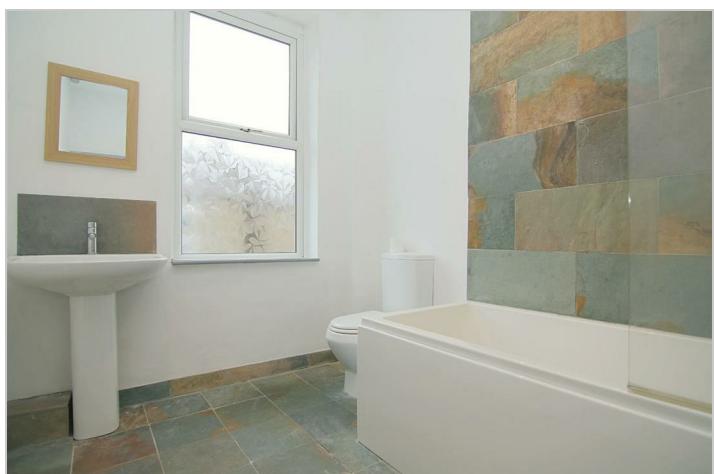
11'8" x 6'0" (3.57 x 1.83)

**BEDROOM**

14'9" x 12'11" (4.52 x 3.95)

**BATHROOM**

9'4" x 7'2" (2.85 x 2.19)



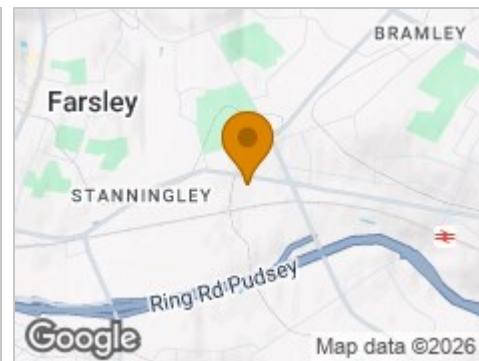
## Road Map



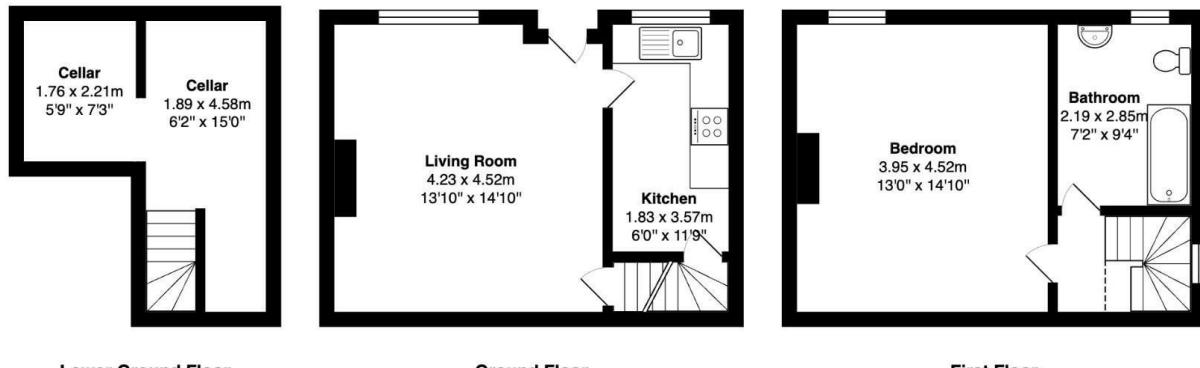
## Hybrid Map



## Terrain Map



## Floor Plan



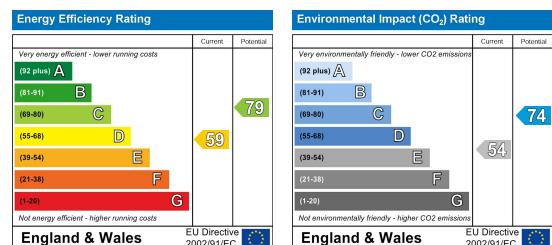
Total Area: 68.7 m<sup>2</sup> ... 739 ft<sup>2</sup>

All measurements are approximate and for display purposes only

## Viewing

Please contact our Hunters Pudsey Office on 0113 257 6198 if you wish to arrange a viewing appointment for this property or require further information.

## Energy Efficiency Graph



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.