



# Davies Properties



25B Braithwaite Edge Road

Keighley, BD22 6RA

£795 PCM



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We are delighted to bring to the rental market this spectacular detached bungalow in a popular residential location. The accommodation comprises of entrance hall, lounge, kitchen, two bedrooms and a bathroom, all on one level. The property also benefits from gas central heating, uPVC double glazing and a parking space.

**\*\*WATER RATES INCLUDED IN THE RENT\*\***

## Entrance Hall

With a uPVC double glazed entrance door, central heating radiator and built-in cupboards housing a washing machine, tumble dryer and boiler.

## Lounge

**22'5" x 10'2" (6.83m x 3.10m)**

With wood-framed double glazed windows, two central heating radiators and an electric fire with wooden surround.

## Kitchen

**8'10" x 7'4" (2.69m x 2.24m)**

A modern fitted kitchen with a range of matching wall and base units with laminate work-surfaces over and tiling to the splash-backs, integrated double electric oven with ceramic hob and extractor hood over, integrated dishwasher, one and a half bowl stainless steel sink, free-standing fridge/freezer and wood-framed double glazed window.

## Bedroom One

**10'10" x 9'4" (3.30m x 2.84m)**

With a uPVC double glazed window and a central heating radiator.

## Bedroom Two

**10'10" x 9'3" (3.30m x 2.82m)**

With two uPVC double glazed windows and a central heating radiator.

## Bathroom

**7'3" x 7'2" (2.21m x 2.18m)**

A modern white bathroom suite comprising of; 'P' shaped bath with shower over, W/C and vanity sink unit, central heating radiator, storage cupboards and wood-framed double glazed window.

## EXTERIOR

There is a small low-maintenance garden to the front of the property, but the lawned garden shown in the main photograph is not part of the rental.

## GARAGE

The garage which is located below the property is EXCLUDED from the rental, but there is a parking space for one vehicle.

## OTHER INFORMATION

- ~ Council Tax Band 'A'
- ~ Bond: £917
- ~ No Smokers
- ~ No Pets
- ~ Not suitable for children
- ~ Would suit a mature couple



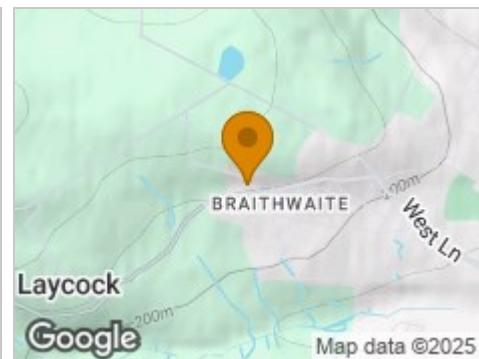
## Road Map



## Hybrid Map

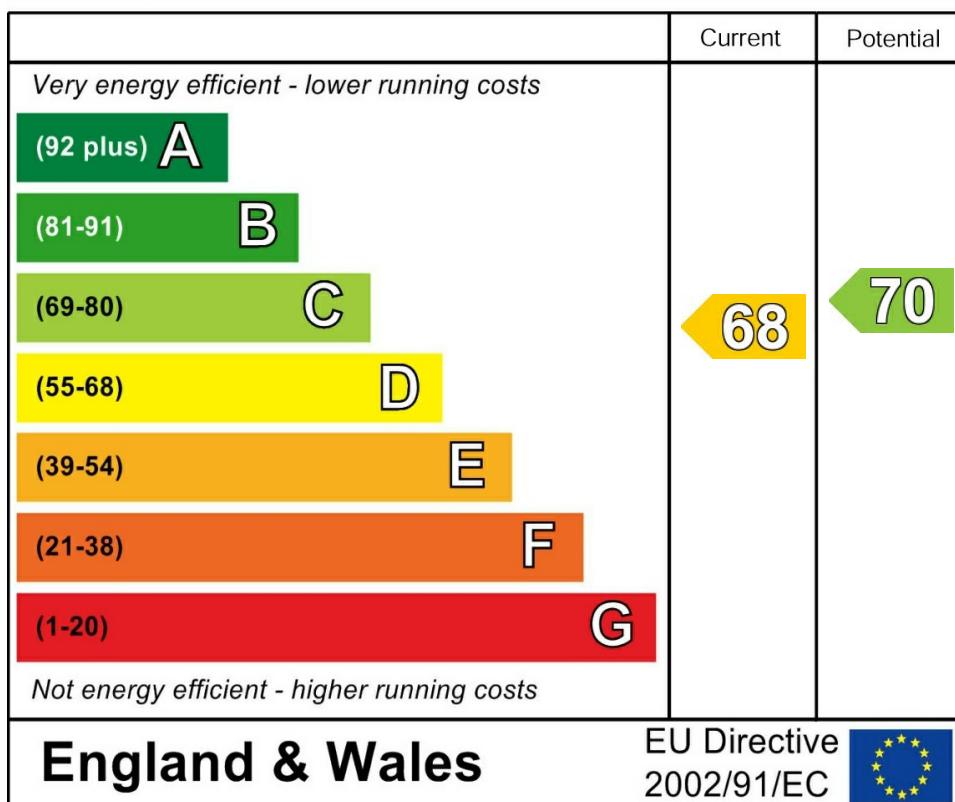


## Terrain Map



## Energy Efficiency Graph

### Energy Efficiency Rating



## Viewing

Please contact our Davies Properties Office on 01535 872018 if you wish to arrange a viewing appointment for this property or require further information.

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