



119 Langdale Street, Elland, HX5 0LZ

£795

- CONVENIENTLY LOCATED FOR HALIFAX & HUDDERSFIELD
- REAR GARDEN AREA
- LOUNGE
- BATHROOM

- ON STREET PARKING
- MODERN FITTED KITCHEN
- TWO BEDROOMS

bramleys

***** MINIMUM SIX MONTH LEASE *****

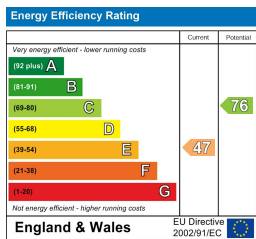
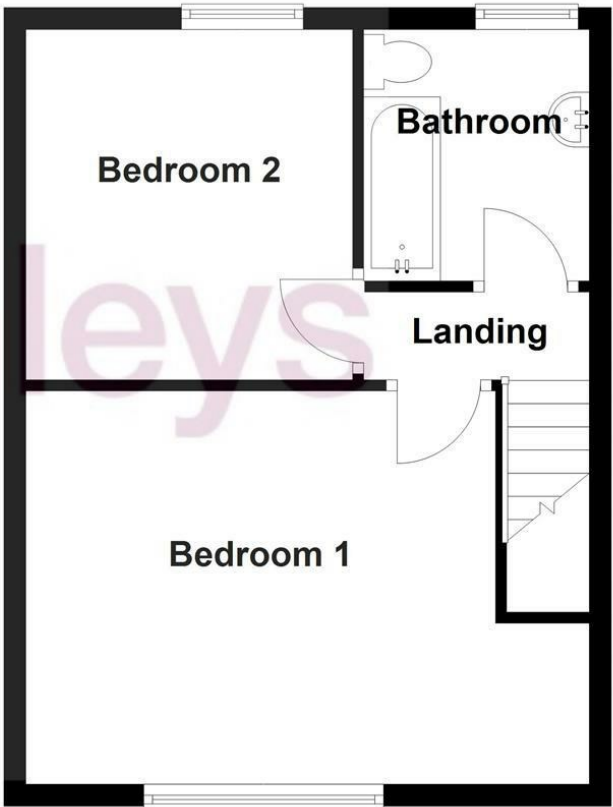
This well presented throughout stone built 2 bedroomed mid through terraced property would be ideal for the professional couple. The property has uPVC double glazing and a gas fired central heating system and has accommodation comprising: entrance hall, modern fitted kitchen a wealth of appliances, lounge, landing, two bedrooms and a modern fitted bathroom. Externally, the property has an enclosed rear garden area and on street parking is available. Being located in Elland where there an array of amenities and being convenient for Halifax and Huddersfield town centres. The property is offered to let on an unfurnished basis. Bond £915.00

Any applicants will be required to pay a holding deposit equivalent to one weeks rent should the landlord decide to proceed with their application.

Ground Floor



First Floor



CONSUMER PROTECTION FROM UNFAIR TRADING REGULATIONS 2008

Bramleys, for themselves and for the Vendors or Lessors of this property, whose Agent they are, have made every effort to ensure the details given have been prepared in accordance with the above Act and to the best of our knowledge give a fair and reasonable representation of the property. Please note:

1. There is a six inch measurement tolerance, or metric equivalent, and the measurements given should not be entirely relied upon and purchasers must take their own measurements if ordering carpets, curtains or other equipment.
2. None of the mains services, i.e. gas, water, electricity, drainage or central heating system (if any) have been tested in any way whatsoever. This also includes appliances which are to be left insitu by the vendors.

PURCHASERS MUST SATISFY THEMSELVES AS TO THE CONDITION AND EFFECTIVENESS OF ANY SUCH APPLIANCES OR SERVICES.

FLOOR PLANS NOT TO SCALE - FOR IDENTIFICATION PURPOSES ONLY