



4 District Bank Chambers, 1-3 George Square,

£750 PCM

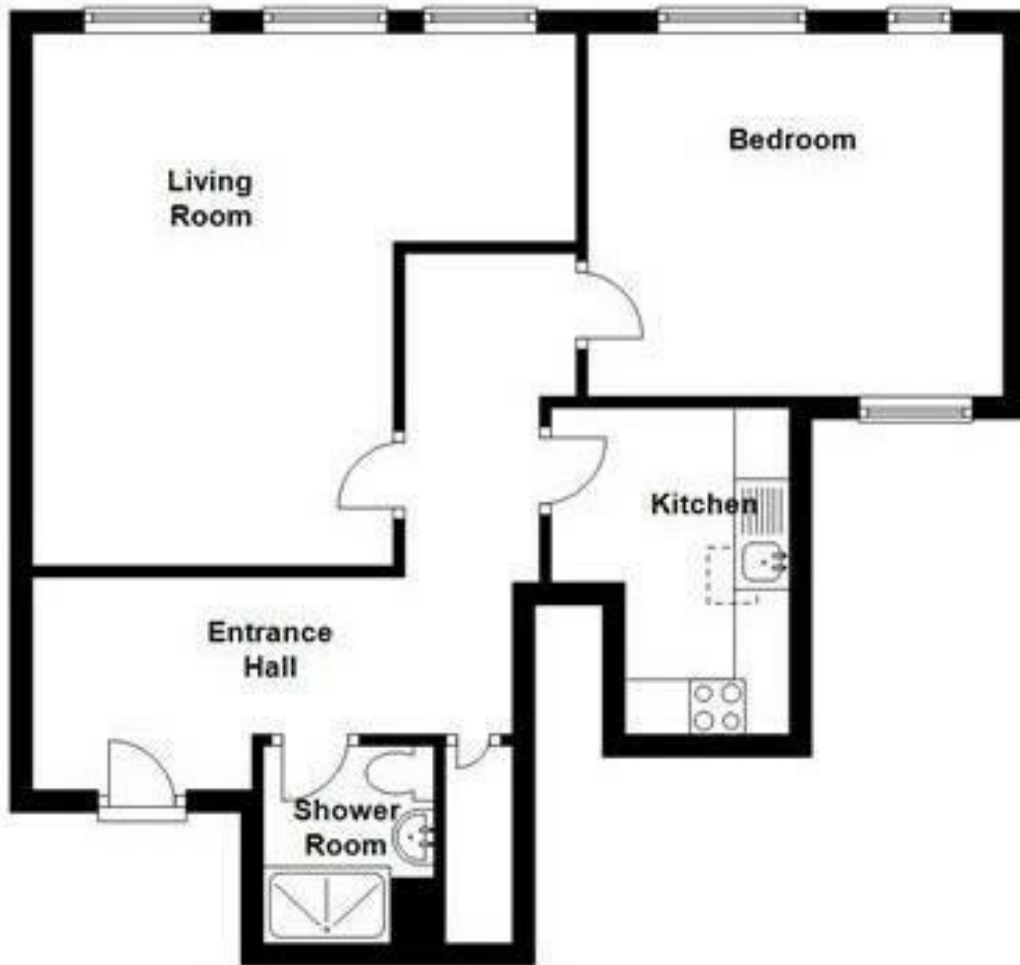
- LOUNGE WITH SOFA, TABLE & CHAIRS AND TELEVISION
- KITCHEN WITH OVEN, HOB, EXTRACTOR & FRIDGE FREEZER
- ONE BEDROOM WITH BED, MATTRESS, DRESSING TABLE, BEDSIDE CABINETS & WARDROBE
- UTILITY ROOM WITH WASHER/DRYER
- SHOWER ROOM

bramleys

Being offered to let on an furnished basis and ideal for the single person or professional couple. Being finished to a high standard and having accommodation comprising living room, separate kitchen with a range of appliances including electric hob, extractor, electric oven and fridge freezer. The lounge has a sofa, table and chairs and television. The double bedroom has a bed mattress, dressing table, bedside cabinets, wardrobe and the shower room has a three piece suite in white. There is also a useful utility cupboard with washer dryer. The apartment has blinds to all the windows would affect flooring to the living kitchen, carpet to the bedroom and tiling to the shower room The apartment is situated in the heart of Halifax town centre with good local amenities including the railway station. Bond £865.00

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



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E		52	52
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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

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