



178 Penistone Road, Fenay Bridge,

£1,200 PCM

- POPULAR RESIDENTIAL LOCATION CLOSE TO LOCAL AMENITIES
- KITCHEN DINER WITH OVEN AND HOB
- THREE BEDROOMS
- DRIVEWAY
- LOUNGE
- CONSERVATORY
- BATHROOM
- GARDEN TO REAR

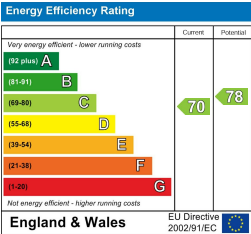
bramleys

Situated in the popular residential area of Fenay Bridge is this three bed semi detached property being extended to the rear by way of a conservatory and being centrally heated and double glazed has accommodation briefly comprising entrance hallway, lounge, dining kitchen with newly fitted units, electric oven and gas hob and conservatory. To the first floor there are three good sized bedrooms and newly fitted house bathroom comprising of a three piece suite in white with shower. Outside there is a driveway, small raised garden area and further lawned garden to the rear. The property is conveniently located approximately three miles from Huddersfield Town Centre and is offered to let on an unfurnished basis. Bond £1380.00

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



NOT TO SCALE AND NOT TO BE RELIED UPON
Plan produced using PlanUp.



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