



15 Beech Street, Mirfield, WF14 9AE

£895 PCM

- SPACIOUS END TERRACED HOUSE
- CLOSE TO TOWN CENTRE, AMENITIES AND RAILWAY STATION
- NEWLY FITTED FLOORING

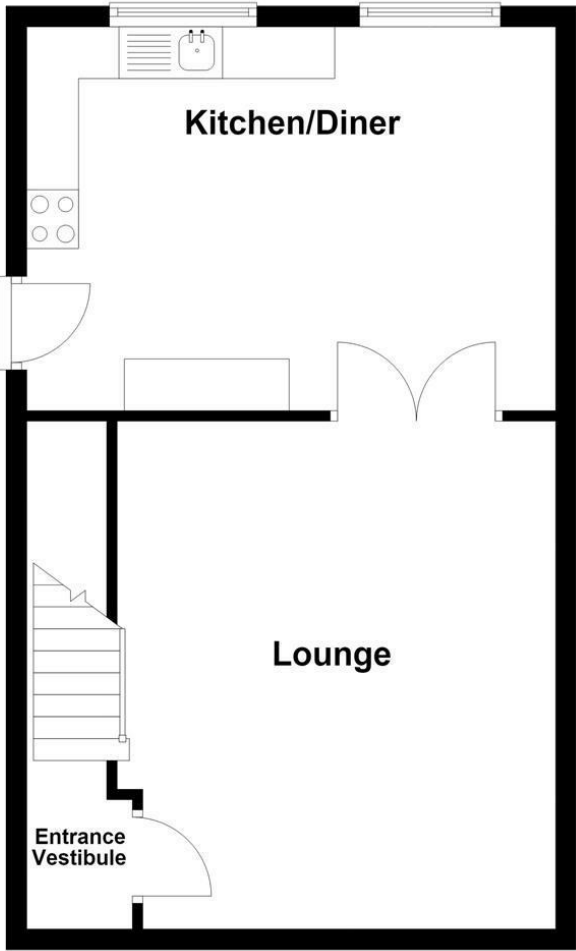
- GOOD SIZED DINING KITCHEN AND MODERN SHOWER ROOM
- WELL PRESENTED THROUGHOUT
- TARMAC AREA TO SIDE AND SMALL ENCLOSED GARDEN SPACE

bramleys

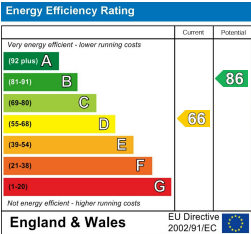
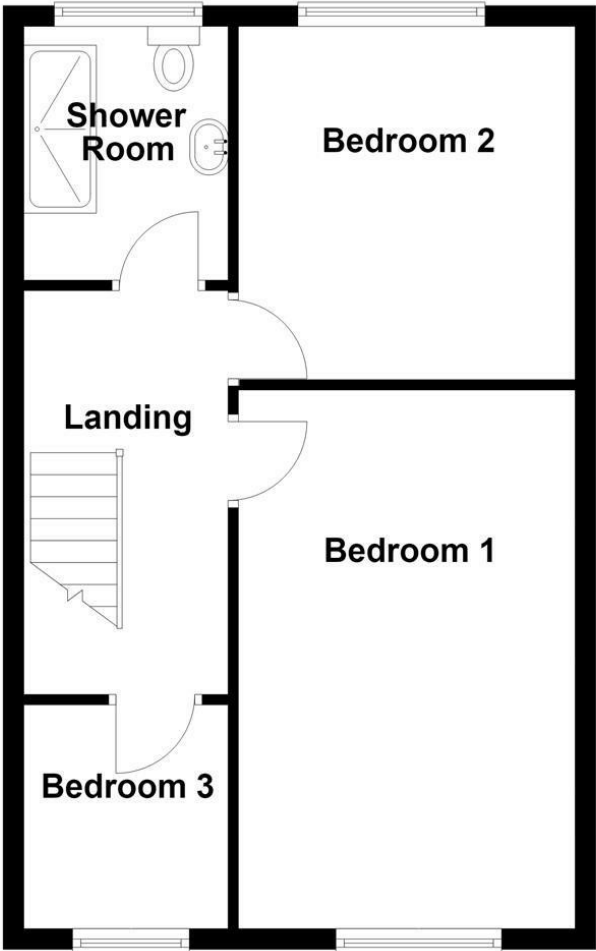
Having undergone a programme of modernisation is this three bedroomed end terraced property situated in the heart of Mirfield town centre with good local amenities including railway and access to M62 motorway network. The property is centrally heated and double glazed and has accommodation briefly comprising entrance hallway, lounge with fire place and fire surround, newly fitted kitchen with appliances including four ring gas hob, electric oven, extractor and lower ground floor cellar. To the first floor there are three bedrooms and shower room. with underfloor heating. Outside there is a tarmac area to the side. Bond £1030.00

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