



**Apartment 13, John William Court  
John William Street,**

- SITUATED IN HUDDERSFIELD TOWN CENTRE
- LIVING KITCHEN WITH APPLIANCES

**£950 Per Calendar Month**

- CLOSE TO BUS AND TRAIN STATIONS
- TWO BEDROOMS, BOTH WITH EN SUITES

**bramleys**

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

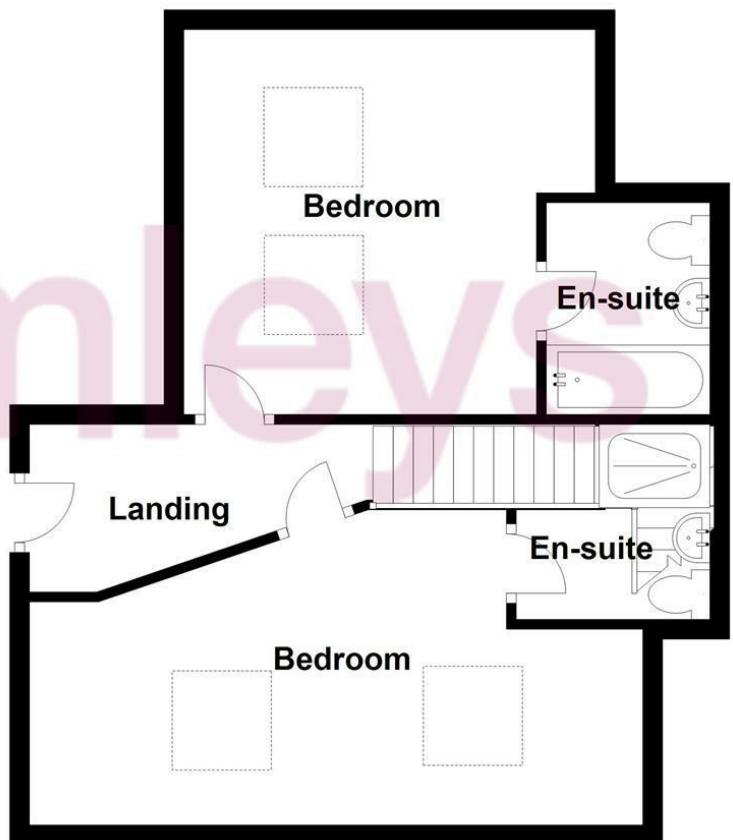
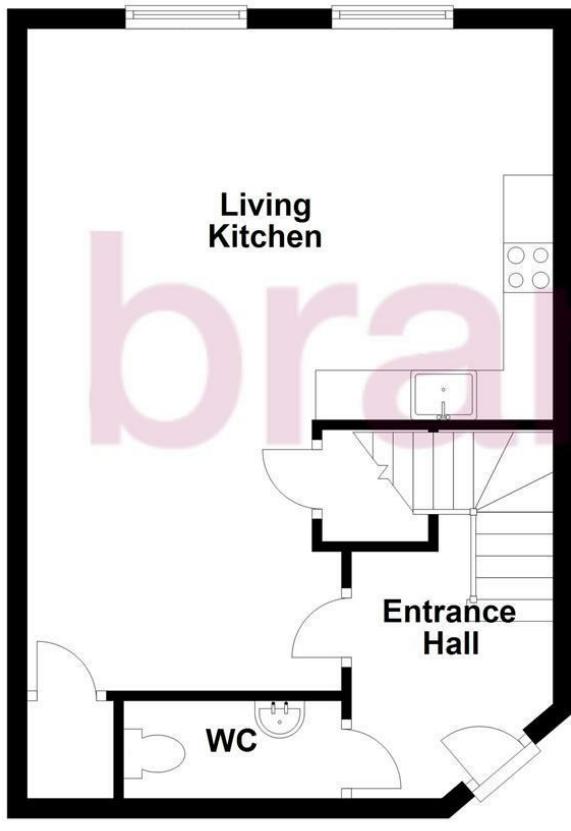
This second floor town centre apartment would be ideal for the professional couple or single person and has accommodation situated over two levels with electric heating. Accommodation briefly comprises:- entrance hallway, ground floor wc, living kitchen with appliances including electric oven, electric hob, cooker hood, integrated washer/dryer and dishwasher. To the first floor there are two double bedrooms both with en suite facilities. The property is offered to let on an unfurnished basis and is available for immediate occupation. Please note, there is no allocated parking at all with this property. Bond: £1090.00

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

\*\*\*\*\* SORRY NO PETS \*\*\*\*\*

Ground Floor

First 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		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		82	30
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

Huddersfield | Halifax | Elland | Mirfield