

HUNTERS[®]

HERE TO GET *you* THERE



Leonards Place

Bingley, BD16 1AD

£850 Per Calendar Month



A two bedroom mid terraced property located close to Bingley town centre and transport links. The property is fully furnished and briefly comprises; living room, modern kitchen with dining area, shower room, two double bedrooms including attic bedroom and house bathroom with corner bath. There is a paved rear garden and front garden area. Benefits from gas central heating & double glazed windows. DEPOSIT ALTERNATIVE AVAILABLE COUNCIL TA BANK A



LIVING ROOM

With laminate flooring, cream painted walls, feature fireplace, two seater couch, chair, table, coffee table, double radiator, two wall lights and ceiling light point.

KITCHEN DINING ROOM

With white and black tiled flooring, part white and black tiles walls, part cream painted walls, black high gloss kitchen units, wood effect worktops, fridge/ freezer, washing machine, four ring gas hob, oven, microwave, stainless steel sink with mixer tap, table with four chairs, double radiator and two light points.

SHOWER ROOM

With white tiled flooring, white and black tiles walls, two piece suite, shower cubicle, single radiator, extractor fan and two light points.

MASTER BEDROOM

With brown carpet, cream painted walls, fitted wardrobe with mirror slide doors, drawers, rocking chair, double radiator and light point.

BATHROOM

With tile effect lino flooring, part tiled walls, part cream painted walls, three piece bathroom suite including corner bath, built in cupboard, double radiator and spotlights.

ATTIC BEDROOM

With yellow painted wooden flooring, cream painted walls, wardrobe, two sets of drawers, under eaves storage, double radiator and light point.

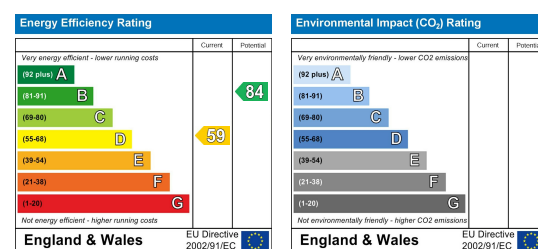
REAR GARDEN

Rear garden paved with shrubs

Area Map



Energy Efficiency Graph



**A Deposit Alternative means instead of paying a traditional five weeks security deposit (or six weeks where the annual rent exceeds £50,000), you pay a fee of one week's rent +VAT (minimum £120 + VAT) to become a member of a deposit free renting scheme which can significantly reduce the up-front costs. This fee is non-refundable and is not a Deposit. Any outstanding costs or damages will be payable by the Tenant(s) at the end of the tenancy.

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

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