

# HUNTERS<sup>®</sup>

HERE TO GET *you* THERE



## Springfield Grove

Off Park Road, Bingley, BD16 4LP

£900 Per Calendar Month



Nestled in the charming Springfield Grove, just off Park Road in the sought-after area of Bingley, lies this delightful semi-detached house. Upon entering, you are greeted by two inviting reception rooms, perfect for entertaining guests or simply unwinding after a long day. The property boasts two cosy bedrooms.

With parking available for one vehicle, you'll never have to worry about finding a spot after a busy day out and about.

Located in a tranquil neighbourhood, this property provides a serene escape from the hustle and bustle of everyday life. Don't miss the opportunity to make this house your home sweet home in beautiful Bingley.

\*This property is available with a Deposit Alternative which means that instead of paying a traditional five weeks security deposit, you pay a fee of one week's rent +VAT to become a member of a deposit free renting scheme which significantly reduces the up-front costs. This fee is non-refundable and is not a deposit so cannot be used towards covering the cost of any future damage\*



Entrance Hall 4'9" x 3'1" (1.46 x 0.95)  
 With grey laminate flooring, cream painted walls, single radiator and light point.

Living Room 12'10" x 11'10" (3.92 x 3.61)  
 With grey laminate flooring part cream painted walls, part grey painted walls, cupboard, double radiator, three wall lights and ceiling light point.

Dining Kitchen 15'1" x 8'5" (4.62 x 2.57)  
 With grey laminate flooring, part cream painted walls, part grey painted walls grey kitchen unit, black laminate work surfaces, stainless steel sink and mixer tap, electric oven and gas hob, extractor fan, single radiator and two light points.

Conservatory 9'10" x 8'8" (3.01 x 2.65)  
 With wood effect laminate flooring, cream painted walls and light point.

Landing 6'5" x 2'11" (1.96 x 0.91)  
 With grey carpet, cream painted walls, single radiator and light point.

Bedroom 15'2" x 11'10" (4.64 x 3.61)  
 With grey carpet, cream painted walls, single radiator and two light point.

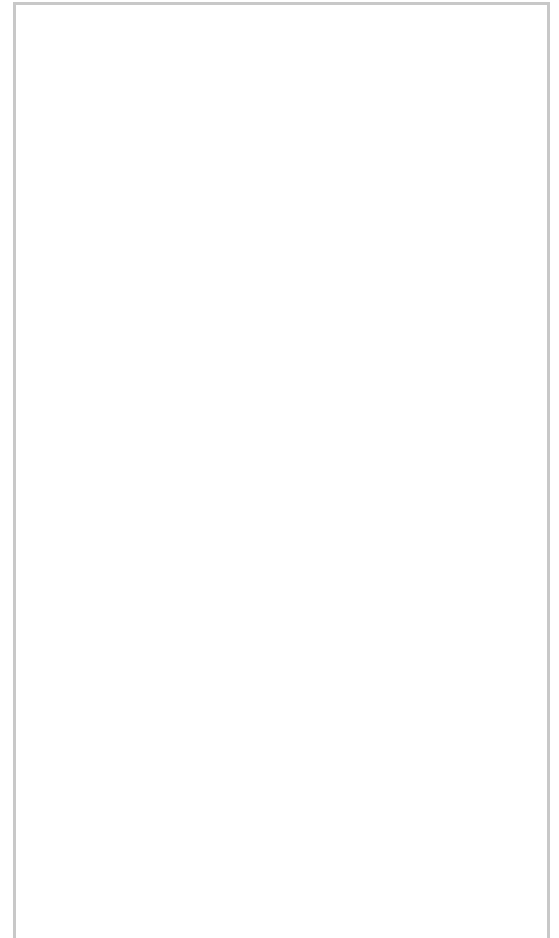
Bedroom 9'6" x 8'5" (2.92 x 2.57)  
 With grey carpet, cream painted walls, double radiator and light point.

Bathroom 6'3" x 6'4" (1.92 x 1.95)  
 With vinyl flooring, pink and white tiled walls, blush pink three piece suite, Radiator and light point.

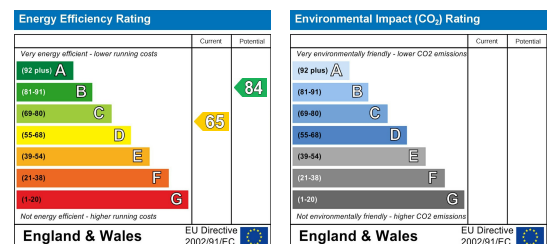
## Area Map



## Floor Plans



## Energy Efficiency Graph



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.