



**16 Clapham Street, Denholme, Bradford, BD13 4DA**

**£950 Per Calendar Month**

- Large Spacious Four Bedroom House
- Kitchen, Lounge & Cellar
- Bathroom
- Available Jan 2026
- In Village of Denholme
- Four Bedrooms
- On Street Parking
- EPC - D / Council Tax Band - B

# 16 Clapham Street, Bradford BD13 4DA

A Deceptively Spacious Four Bedroom House in the centre of Denholme close to all amenities and transport links. Accommodation comprises of; Large Kitchen, Cellar, Lounge, Two Bedrooms to the first floor & House Bathroom. On Street Parking. Available Mid Jan 2026. EPC - D / Council Tax Band - A



4



1



1



D

Council Tax Band: A



### **Entrance into Kitchen**

13'02 x 9'09

Vinyl Flooring. Door to Cellar. Radiator. Double Glazed Window. UPVC Double Glazed Front Door. Tiled Splash Back. Range of Grey Base Units, Cupboards & Drawers. Integrated Oven & Hob & Extractor Fan. Integrated Fridge / Freezer. Plumbing for washer

### **Cellar**

Storage, Steps, Lights and Electric Sockets. Gas & Electric Meters

### **Lounge**

16'03 x 12'05

Grey Carpet. Double Glazed Window. Electric Wall Mounted Fire. Door to stairs on first floor.

### **Landing**

Carpet. Stairs & Banister.

### **Bedroom 3**

9'10x 9'10

Grey Carpet. Radiator. Double Glazed Window

### **Bedroom 1**

12'04 x 9'09

Carpet. Radiator. Double Glazed Window

### **Bathroom**

9'01 x 6'04

Vinyl Flooring. Part Tiled. Frosted Double Glazed Window. White WC, Basin & Cupboard, Bath with Mixer Shower over.

### **Second Floor Landing**

Carpets, Stairs & Banister

### **Bedroom 4**

9'10 x 10'06 (under eaves)

Carpet. Radiator. Velux Window

### **Bedroom 2**

12'05 x 16'06 (under eaves)

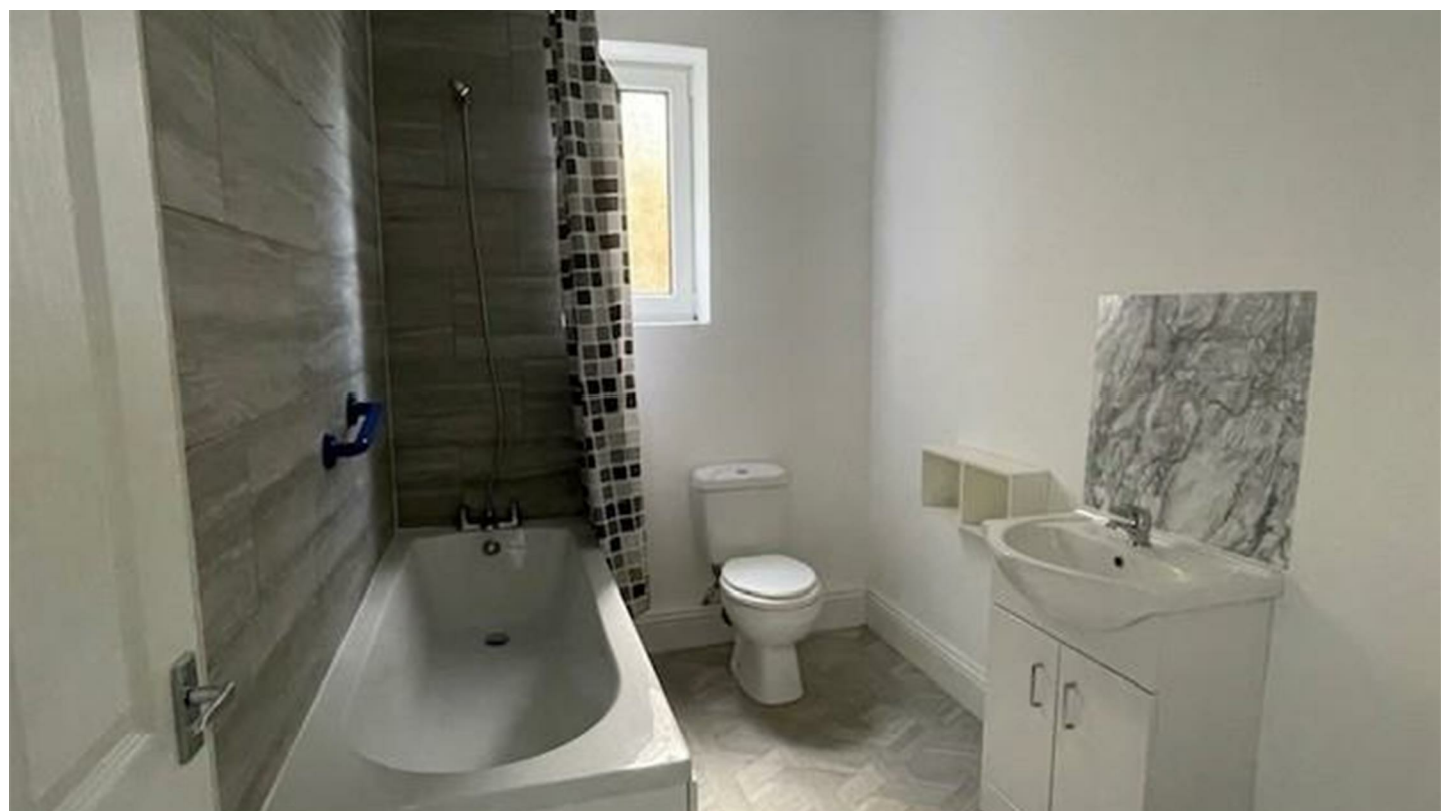
Carpet. Radiator. Double Glazed Window. Boiler Cupboard.

### **Outside**

\* \*NO GARDEN \*\* On Street Parking









Directions

Viewings

Viewings by arrangement only.  
Call 01274884040 to make an appointment.

EPC Rating:  
D

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		83
(69-80) C		
(55-68) D	57	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC