



4 Victoria Place, Moldgreen,
Huddersfield, HD5 8AW

£550 PCM

- CONVENIENTLY LOCATED FOR LOCAL AMENITIES
- ONE BEDROOM

- LIVING KITCHEN WITH OVEN & HOB
- SHOWER ROOM

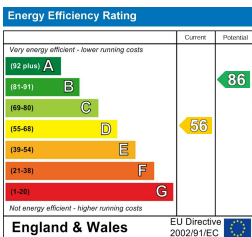
bramleys

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

This mid back to back terrace property is offered to let on an unfurnished basis. Having partial uPVC double glazing and gas fired central heating. Accommodation briefly comprising:- living kitchen with a range of modern units, oven & hob. To the first floor is a bedroom and shower room with modern 3 piece white suite. Being ideally located for Huddersfield Town Centre, local amenities in Moldgreen and Huddersfield University. Bond £634.00. Council Tax Band A.

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 OR SMOKERS *****



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