



The Basement Flat
21 Dragon Parade
HG1 5DG
£775 pcm

- 14/05/2025
- UNFURNISHED
- LARGE BEDROOM
- FITTED KITCHEN
- MODERN BATHROOM
- CLOSE TO AMENITIES
- COUNCIL TAX BAND 'A'
- EPC = C

GENERAL SUMMARY

This well presented one bedroom basement flat off Dragon Parade is available to let from 14th May 2025 and offered unfurnished. Briefly comprising of a large bedroom, generous sized living room, separate kitchen with dishwasher and fridge appliances and a modern bathroom with mains shower over the bath, wash hand basin and WC. Gas central heating and permit parking. For further information or to arrange a viewing, simply contact Littlefairs on 01904 393989. Pets considered.

TERMS OF TENANCY

The property is available To Let unfurnished, on an Assured Shorthold Tenancy for a minimum period of twelve months.

A Security Deposit equivalent to five weeks' rent will be payable.

VIEWINGS ARRANGEMENTS

Strictly by appointment only with the Letting Agents, Littlefairs Property Company. Please contact our office on 01904 393989 to arrange or visit our website at LittlefairsPropertyCompany.co.uk

ADDITIONAL INFORMATION

The Tenant will be responsible for the costs of Gas, Electricity, Water and Council Tax.

Before your application can be fully considered, you will need to pay a holding deposit equivalent to one weeks' rent for the property you are interested in. On request, we will provide full documentation explaining what happens to that holding deposit and the circumstances in which the deposit will / will not be refunded.

DIRECTIONS

Travelling north along the Skipton Road (A59) away from the Stray, make a left turn onto Westmoreland Street which runs into East Parade. Half way down the road, turn left onto Bower Road. At the roundabout take the third exit and the property is situated immediately on your right hand side.

