



## Hillhouse View Hillhouse Lane, Huddersfield, HD1 6NW

**Prices from £129,000**

\*\*\*INVESTORS ONLY\*\*\*

CityRise is thrilled to present an exciting new off-plan development in the heart of Huddersfield, offering a selection of studio, 1, and 2-bedroom apartments designed with modern, open-plan layout to maximize space and light.

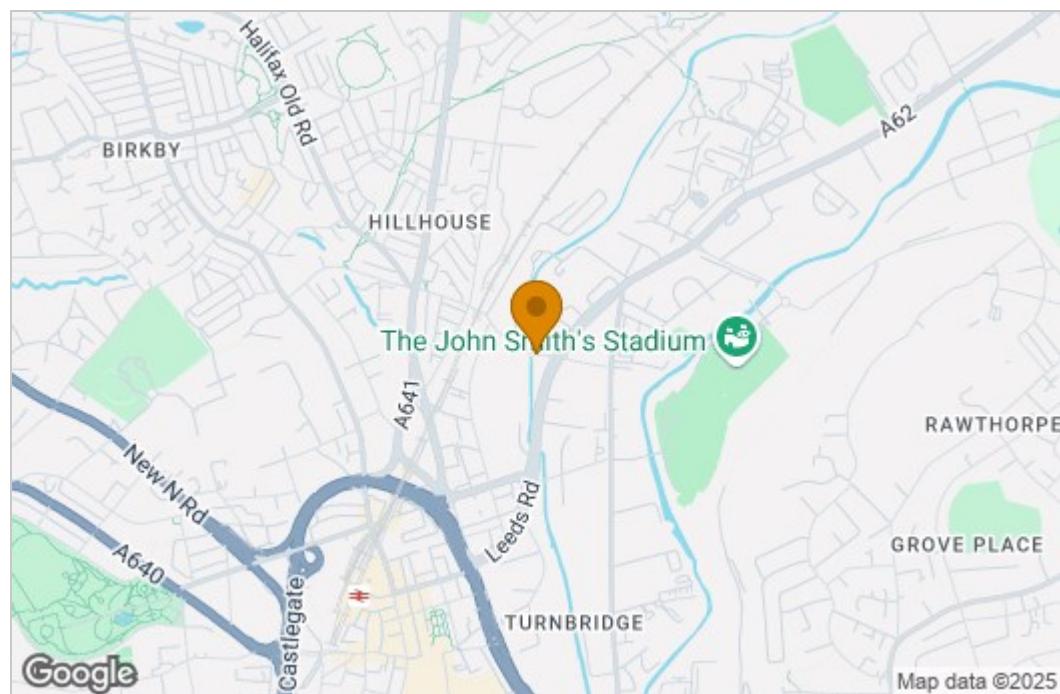
Each apartment will be finished to a high standard, ensuring both comfort and contemporary living. The development is strategically located in a prime area, offering residents convenient access to Huddersfield's thriving town centre, local shops, restaurants, and entertainment venues, as well as stunning surrounding natural landscapes. With a range of units to suit various needs, from compact studios to spacious two-bedroom homes, this development caters to a broad range of tenants and investors alike.

For investors, this development presents an excellent opportunity with high projected rental yields and significant potential for capital growth. Huddersfield's robust rental market, coupled with its strong university presence and proximity to major cities like Leeds and Manchester, makes this an ideal location for long-term investment.



## Floor Plan

## Area Map



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

## Energy Efficiency Graph

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

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
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Not environmentally friendly - higher CO <sub>2</sub> emissions			
England & Wales		EU Directive 2002/91/EC	