



Equity Chambers 40 Piccadilly, Bradford, West Yorkshire BD1 3NN
Asking Price £60,000

CASH BUYERS ONLY

Equity Chambers is conveniently located in the centre of town on Piccadilly, with access directly onto Darley Street. The building itself is a beautiful conversion of a grade 2 listed building, boasting spacious rooms. This apartment is offered on a fully furnished basis, perfect for the investor or the first time buyer looking to save money. The integrated appliances in the kitchen, beds and wardrobes in both of the bedrooms, and sofa and dining set are included. The train and bus stations are a five minute walk from the apartment, with easy access into Leeds and surrounding Bradford Districts. For further information contact Locate on 01274 720900.

Locate
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Registered in England & Wales No. 5161728

ENTRANCE/VESTIBULE

OPEN-PLAN LOUNGE/KITCHEN

Fully fitted designer kitchen featuring a range of fitted wall and base units, fridge/freezer, fan oven, electric hob and stainless steel extractor unit, stainless steel bowl and a half sink, indesit washing machine, work surfaces, lights to ceiling, tiled splashbacks.

ANGLE TWO



Spacious living with feature window & views to front elevation, laminate floors, lights to ceiling, wall heater, TV aerial point, phone point.

BEDROOM ONE



With carpets, window to front elevation, wall heater

BEDROOM TWO



With carpets, window to front elevation, wall heater

BATHROOM



Three piece white suite comprising: low level wc, pedestal wash hand basin. panelled bath with shower. chrome heated towel rail and tiling to walls.

SERVICE CHARGES

Service Charge - £2016 per annum

Ground Rent - £134 per annum

92 years left on lease



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		83
(81-91) B		
(69-80) C	68	
(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 ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		77
(81-91) B	78	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		EU Directive 2002/91/EC