



Silens Works Peckover Street, Bradford, West Yorkshire BD1 5BD

£700 PCM

We are delighted to offer for rent this city center loft conversion in a Grade II listed building situated in the heritage location of Little Germany. The property has been converted into twenty single and two level residential apartments together with three new build townhouses within the cartridge of the site. Contemporary layouts combine the old with the new whilst retaining the main period features including: original exposed red brickwork with contrasting modern kitchen and bathroom. The property also benefits from private parking with a secure environment. Internal inspection is highly recommended to fully appreciate the accommodation on offer.

Available now

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The Property Experts

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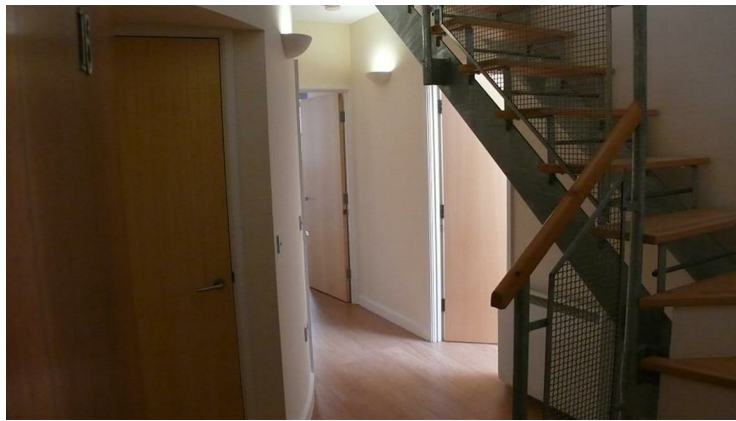
e. info@locatehomes.co.uk



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ENTRANCE/VESTIBULE



BATHROOM

8'2" x 5'2" (2.49 x 1.57)



Three piece bathroom suite comprising 1 mixer shower over, pedestal hand wash basin, low level WC, tiled walls, extractor fan, heated towel rail, tiled floor.

BEDROOM TWO

7'4" x 10'7" (2.24 x 3.23)



Storage Heater, sealed unit double glazed Velux window, laminate flooring.

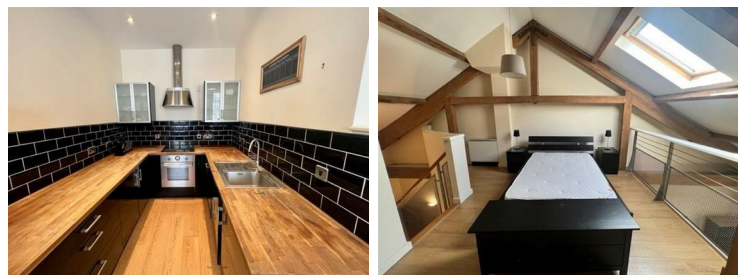
MASTER BEDROOM

16'1" x 11'1" (4.90 x 3.38)



Mezzanine balcony, storage heater, laminate flooring, sealed unit double glazed velux window.

ANGLE TWO



Stairs rising to Mezzanine balcony and master bedroom.

ANGLE THREE

KITCHEN



LOUNGE

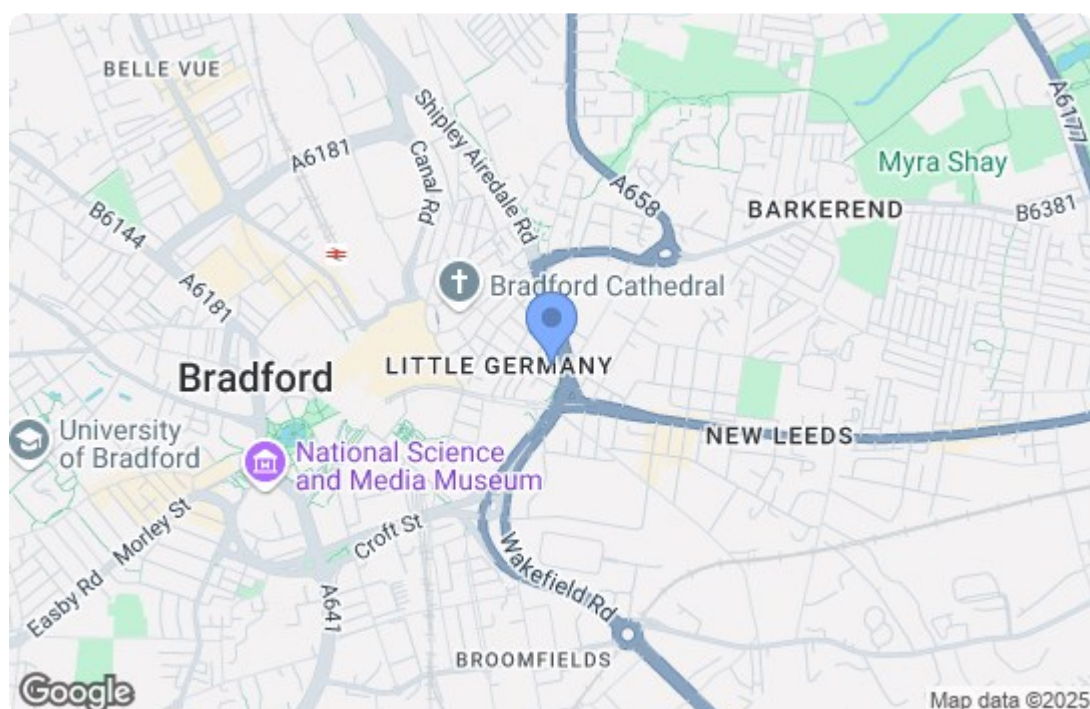
16'1" x 21'9" (4.90 x 6.63)

Range of fitted wall and base units, work surfaces, single drainer stainless steel sink with mixer tap, built in electric oven and gas hob, extractor hood, space for automatic washing machine, part tiled walls, storage heater, integrated fridge/freezer, laminate flooring, exposed brick work and wooden beams.

ANGLE TWO

EXTERIOR





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		75
(81-91) B		
(69-80) C		
(55-68) D		42
(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		
(81-91) B		
(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