



Sunningdale, Fairweather Green, Bradford, Bradford, BD8 0LX
● Semi Detached Bungalow ● Two Bedrooms ● Modern Throughout ●
● Front & Back Gardens ● On Road Parking ●
LONG TERM/UNFURNISHED | COUNCIL TAX: C | EPC: C
Rent £775 Per Calendar Month - Deposit £
DEPOSIT OF £50 PAYABLE TO APPLY

Taking a Property with Dinsdales

You Need to Have A Monthly Income of £2,325 to Apply

1. Enquiry online and wait for our initial email
2. Fill in the Pre Qualification Passport
3. View the property
4. Read our Tenant Fees on our website
5. Tell us you want to apply for the property
6. Book an appointment to come into our office to do a Right to Rent Check
7. Fill in the application form & Pay £50 Holding Deposit (Non refundable if you walk away)
8. Email us three months wage slips & bank statements
9. Email us any benefit/additional income information
10. Email us a different written Character Reference for each person
11. Email us an employment reference (if working)
12. Then complete our credit and referencing check online, you will receive a link once your emailed application has been assessed
13. You have one week to complete your online credit and referencing check
14. We will then offer you the property

Directions

From our office on Thornton Road, travel in the direction of Thornton. Through the traffic lights at Four Lane Ends, take a right turn into Olive Grove, first left onto Shuttleworth Lane and take your second right onto Sunningdale. The property can be found on the right.

Description

DINSDALES ESTATES PRESENTS THIS BUNGALOW IN FAIRWEATHER GREEN. Rare to come by on the rental market, we feel this would suit a couple.

Entrance Hall

Entering through a Upvc double glazed door. With laminate flooring and entrance matting.

Lounge 16' 5" x 11' 4" (5m x 3.45m)

A upvc double glazed window, radiator and tv point.

Dining Kitchen 10' 11" x 14' 1" (3.33m x 4.29m)

With grey wall and base units with drawers, a stainless steel sink with mixer tap, tiling to the floor and walls. With a Cda gas hob, electric oven and extractor fan. With three double glazed windows, a side exit door, a radiator and laminate flooring.

Shower Room 8' 3" x 4' 11" (2.51m x 1.5m)

With a shower cubicle with thermostatic bar shower. A towel radiator, vanity sink unit with low flush toilet. With tiled walls and flooring. With a Upvc double glazed frosted window and a roller blind.

Landing

With a storage cupboard with shelving.

Bedroom One 11' 3" x 11' 6" (3.43m x 3.51m)

With a double glazed window and a radiator.

Bedroom Two 10' 11" x 8' 9" (3.33m x 2.67m)

With a double glazed window and radiator.

Outside

With lawned gardens to the front and at the rear of the property. With a storage box and a patio. The parking is on the road.

Utilities & Services

Gas, Water, Electricity and Drainage. According to their websites Sky, Virgin Media and BT are available in this area. According to their websites there's good mobile coverage Vodafone and O2.

Local Authority

BMDC Council Tax Band C - £1973.00 Approx for 2025 / 2026. Bin collection day is fortnightly on a Tuesday.

Contents Insurance

When renting a property, home contents insurance is essential to protect your home contents. Call a member of the Dinsdales Estates Team.

Consumer Protection

We are providing these details in good faith, to the best of our ability, in obtaining as much information as is necessary for our buyers/tenants, to make a decision whether or not they wish to proceed in obtaining this property under the consumer protection regulations. Upon request we can provide you with an electronic copy of the Property Information Questionnaire (if available). We are covered by Client Money Protection through Propertymark and are members of The Property Ombudsman.

www.dinsdalesestates.co.uk

Dinsdales Estates

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