

HUNTERS[®]

HERE TO GET *you* THERE



The Lodge Mews

Pateley Bridge Road, Burnt Yates, HG3 3EG

£675 Per Calendar Month



A ONE bedroom DUPLEX apartment in the quiet village of Burnt Yates, situated within close proximity of Harrogate, Knaresborough and Ripon.

The apartment comprises living room, kitchen with white high gloss kitchen offering ample cupboards for storage, electric oven & hob, washing machine and fridge.

Stairs leading to bedroom area and a contemporary bathroom with white three piece suite including shower over bath.

Outside there is communal off street parking.

Available early October| Unfurnished with white goods. | Gas central heating | EPC E | Council Tax Band A

* DEPOSIT ALTERNATIVE AVAILABLE *



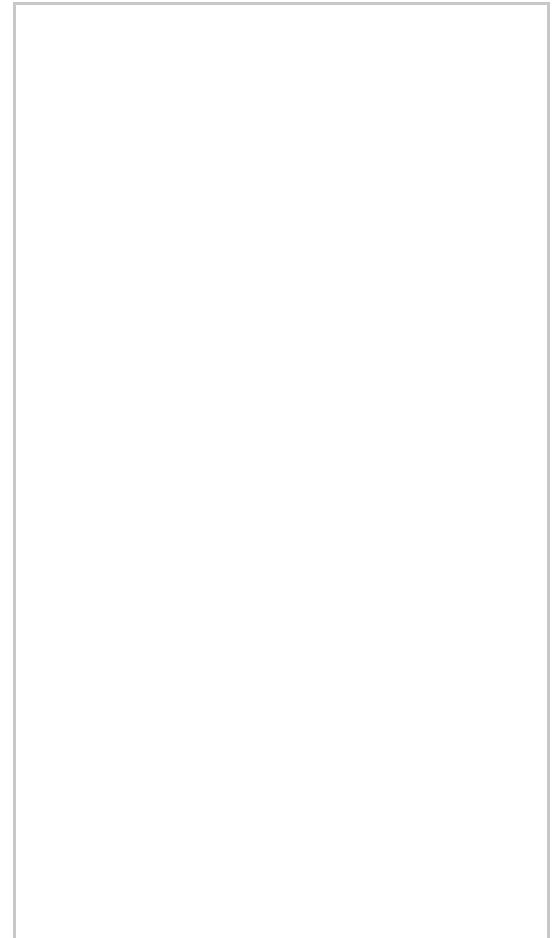
Deposit Alternative

This property is available with a Deposit Alternative which means that instead of paying a traditional five weeks security deposit, you pay a fee of one week's rent +VAT to become a member of a deposit free renting scheme which significantly reduces the up-front costs. This fee is non-refundable and is not a deposit so cannot be used towards covering the cost of any future damage

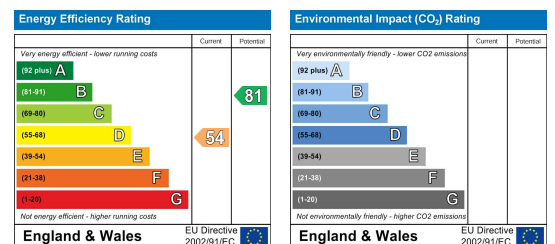
Area Map



Floor Plans



Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.