



## Leeds Road Bradford, West Yorkshire, BD3

- \*\*\* DEPOSIT FREE OPTION AVAILABLE \*\*\*
- IDEAL FOR PROFESSIONALS COUPLES AND STUDENTS
- UNFURNISHED
- COUNCIL TAX BAND A
- LOCAL AMENITIES, SCHOOL AND TRANSPORT LINKS WITHIN THE AREA
- ONE BEDROOM APARTMENT
- DOUBLE GLAZING AND ELECTRIC HEATING
- ON STREET PARKING
- EPC RATING GRADE D

**£650 Per Month - Deposit £750 - \*\* Deposit Free option Available \*\***



# Leeds Road Bradford, West Yorkshire, BD3

## DESCRIPTION

### HUNTERS BRADFORD PRESENTS - LEEDS ROAD - BD3

Nestled in the heart of Leeds Road, Bradford, BD3, this charming one-bedroom apartment is a gem waiting to be discovered. Perfect for professionals, couples, and students alike, this property offers a deposit-free option, making it an attractive choice for those looking to settle in a vibrant community.

Step inside and be greeted by a cosy reception room, ideal for relaxing after a long day or entertaining guests. The apartment boasts a well-appointed bedroom, providing a peaceful retreat for rest and relaxation. The modern bathroom adds a touch of luxury to this lovely abode.

With double glazing and electric heating, you can stay warm and comfortable throughout the year. The convenience of local amenities, schools, and excellent transport links further enhances the appeal of this property, ensuring that everything you need is within easy reach.

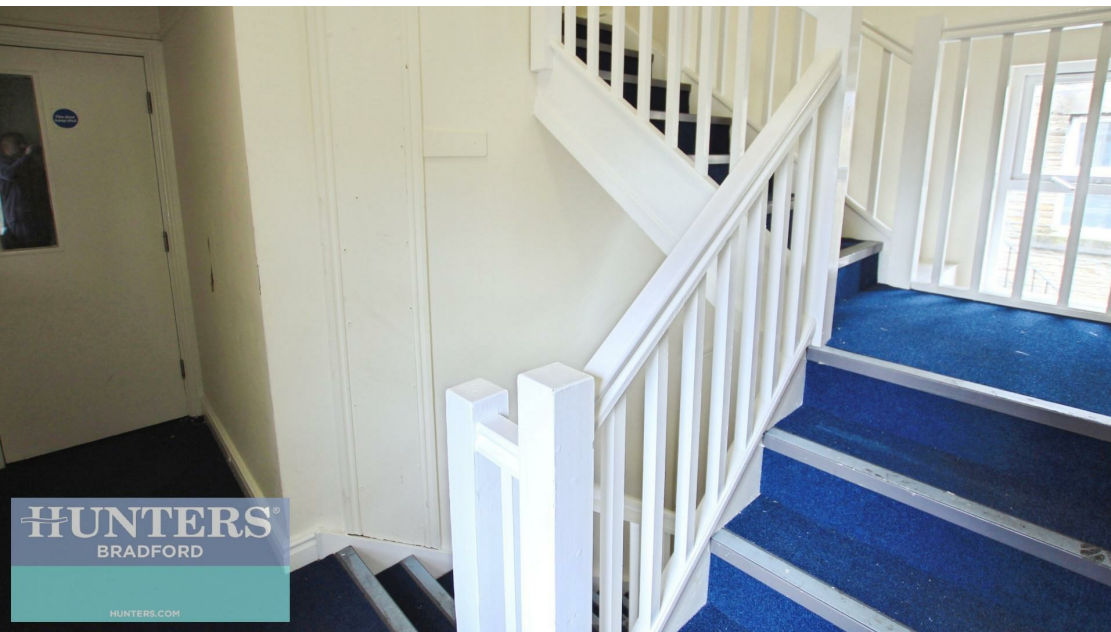
Council Tax Band A and an EPC rating of Grade D make this apartment not only a desirable living space but also an economically sound choice. Don't miss the opportunity to make this delightful apartment your new home.

Book a viewing today and experience the charm of city living in Bradford.

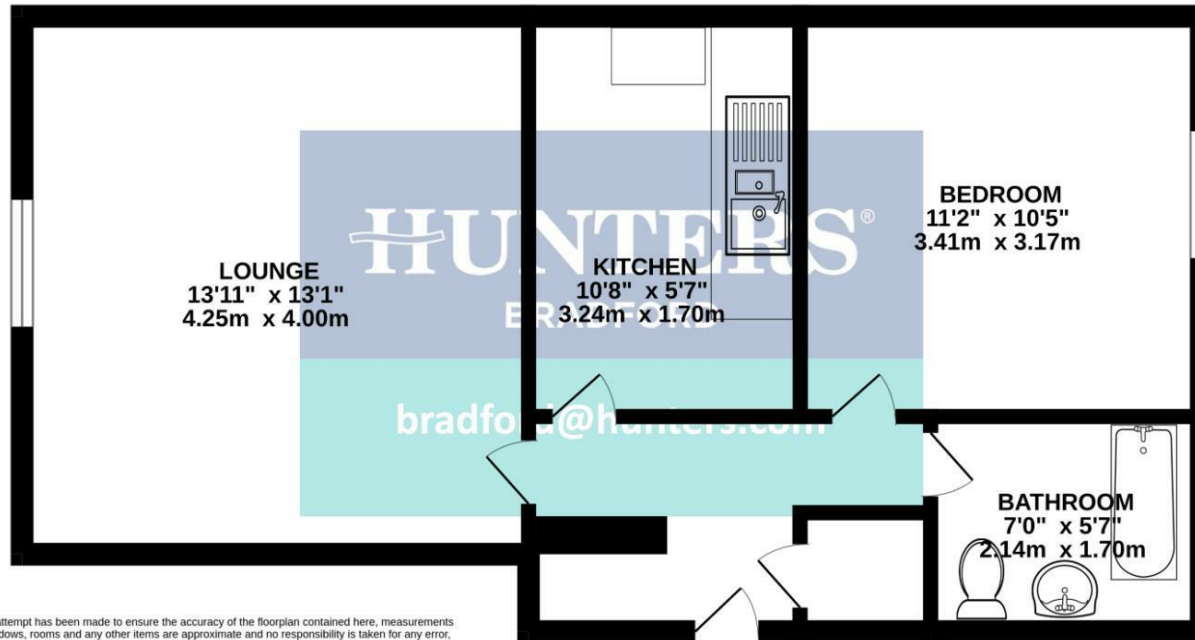
**\*\* Flatfair's No Deposit solution \*\***

**\*\* This property is available with flatfair's No Deposit solution, so you won't have to pay a traditional deposit. Instead, you would pay a small check-in fee equal to 28% of a month's rent (+VAT) – significantly less than a five week deposit. This fee is non-refundable and is not a deposit so cannot be used towards covering the cost of any future damages that might occur.\*\***





## INTERNAL



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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### Viewings

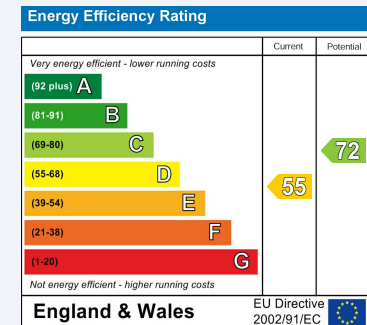
Please contact [bradford.lettings@hunters.com](mailto:bradford.lettings@hunters.com), if you wish to arrange a viewing appointment for this property or require further information.

### Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

## ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



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.