

HOME
MARKETING & MANAGEMENT

BROADLANDS GARDENS, PUDSEY LS28 9GD

£850 PCM



Modern First Floor Apartment
Two Double Bedrooms (One En Suite)
Open Plan Living Kitchen
White Three Piece House Bathroom
Neutral Décor
Allocated Parking
Electric Heating
Furnished
Available 26th January 2027
Deposit £980











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GENERAL DESCRIPTION

Before a viewing can be obtained, please contact the office for a link to complete a Canopy rent passport
A modern two double bedroom first floor apartment situated in a quiet residential estate in Pudsey. Will be of particular interest to professional sharers and couples seeking well presented and well located accommodation which comprises and benefits from: entrance hall with door entry telecom system; open plan living breakfast kitchen including integral fridge freezer, washer/dryer, stools, two sofas, dining table and chairs; double bedroom one including double bed, wardrobe, chest of drawers and two bedside pedestals; en suite white three piece shower room; double bedroom two including double bed, wardrobe, chest of drawers and one bedside pedestal; white three piece house bathroom with shower over bath; allocated parking for one vehicle. Offers good commuting access to both Leeds and Bradford and an early inspection is recommended to appreciate the style of the accommodation on offer. Available 26th January 2027. Furnished. Deposit £980.00

ROOM MEASUREMENTS

ENTRANCE HALL 11' 1" x 10' 5" (3.38m x 3.18m) max l shaped
OPEN PLAN LIVING KITCHEN 22' 7" x 17' 1" (6.88m x 5.21m) max
DOUBLE BEDROOM ONE 12' 5" x 14' 6" (3.78m x 4.42m) max l shaped
EN SUITE SHOWER ROOM 7' 6" x 3' 8" (2.29m x 1.12m)
DOUBLE BEDROOM TWO 10' 8" x 9' 9" (3.25m x 2.97m)
BATHROOM 6' 7" x 5' 8" (2.01m x 1.73m)

HOLDING DEPOSIT

A holding deposit equal to one week's rent as agreed will be due upon application for this property before it is removed from the market.
Upon the successful completion of your background checks the holding deposit will be placed on your tenancy account as a part payment of the first month's rent instalment.
Should all information on the application forms be found to be accurate and yet the landlord chooses not to grant a tenancy then the holding deposit will be returned in full.

COUNCIL TAX BAND

B

OPENING HOURS

Pudsey Office

Monday to Friday	**8.30am – 5.00pm**
Saturday	**9.00am – 1.00pm**
Sunday & Bank Holidays	**Closed**

Details are compiled from observation and information supplied by the vendors. Measurements have been taken with an electronic measure and, whilst believed to be accurate, may be subject to variation or mechanical error. Services and appliances have had only a visual inspection and have not been tested by HomeMM.