



Empire House Canal Road, Bradford, West Yorkshire BD1 4AL
£675

Welcome to this exquisite luxury studio apartment located on Canal Road in Bradford. This beautifully furnished flat offers a perfect blend of comfort and modern living, making it an ideal choice for individuals or couples seeking a stylish home.

Upon entering, you will be greeted by a spacious reception room that seamlessly integrates with a high specification kitchen, designed to meet all your culinary needs. The kitchen is equipped with top-of-the-line appliances, ensuring that cooking is both a pleasure and a convenience.

Locate
The Property Experts

Locate Properties UK LTD

29-31 North Parade, Bradford, West Yorkshire, BD1 3JL

t. +44 (0) 01274 720 900

 @locatehomesbfd

e. info@locatehomes.co.uk



www.locatehomes.co.uk

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Entrance/Vestibule



Kitchen



Living Room



Kitchen Angle Two



Living Room Angle Two



Bedroom



Bathroom



Bathroom Angle Two





| Energy Efficiency Rating | | Current | Potential |
|---|--|-------------------------|-----------|
| Very energy efficient - lower running costs | | | |
| (92 plus) A | | | |
| (81-91) B | | | |
| (69-80) C | | | |
| (55-68) D | | 64 | 64 |
| (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 | | 63 | 63 |
| (39-54) E | | | |
| (21-38) F | | | |
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| England & Wales | | EU Directive 2002/91/EC | |