



Cambridge House, Beck View Way,

£750 Per Calendar Month

****IMMACULATE ONE DOUBLE BEDROOM SECOND FLOOR APARTMENT IN SOUGHT AFTER AREA****

This second floor one bedroom apartment is sure to be popular amongst viewers, due to its convenient location and modern style. The town of Shipley is within close proximity offering a wealth of shops, restaurants, supermarkets, bus station and direct rail links to Leeds, Bradford and Skipton.

Briefly comprising of; Entrance hall, open plan living kitchen with integrated dish washer and fridge freezer, double bedroom and bathroom with shower over bath.

Externally there is allocated parking space, visitor parking and a communal garden. Internal viewing is essential to appreciate the accommodation on offer.

Council Tax Band A.

****VIEW IMMEDIATELY ****

SORRY NO SMOKERS



Communal Entrance

Access via intercom.

Reception Hall

Two storage cupboards and electric storage heater.

Open Plan Kitchen / Kitchen

19'4" x 13'7" (5.89m" x 4.14m")

Lounge - electric storage heater.

Kitchen - Modern white wall and base units incorporating stainless steel sink unit, electric oven & hob with extractor, integrated fridge, freezer & dishwasher, part tiled.

Bedroom One

12'7" x 9'4" (3.84m" x 2.84m")

Electric storage heater.

Bathroom

Modern three piece suite comprising shower cubicle, low flush wc, pedestal wash basin and heated towel rail.

Exterior

communal gardens and allocated parking.

Council Tax Band

A

Tenure

LEASEHOLD

Deposit

A deposit equivalent to five weeks rent will be required to be paid at the start of the tenancy. This is subject to referencing.



Agent Notes & Disclaimer We endeavour to make our particulars fair, accurate and reliable. The information provided does not constitute or form part of an offer or contract, nor may it be regarded as representation. All interested parties must verify accuracy and your solicitor must verify tenure/lease information, fixtures & fittings and, where the property has been extended/converted, planning/building regulation consents. All dimensions are approximate and for guidance only, as are floorplans which are not to scale, and their accuracy cannot be confirmed. Reference to appliances and/or services does not imply that they are necessarily in working order or fit for purpose. We strongly advise prospective buyers to commission their own survey or service reports before finalising their offer to purchase. **Money Laundering Regulations** Intending purchasers will be asked to produce identification and proof of finance. We would ask for your co-operation in order that there will be no delay in agreeing a sale. We are covered and members of The Property Ombudsman.

