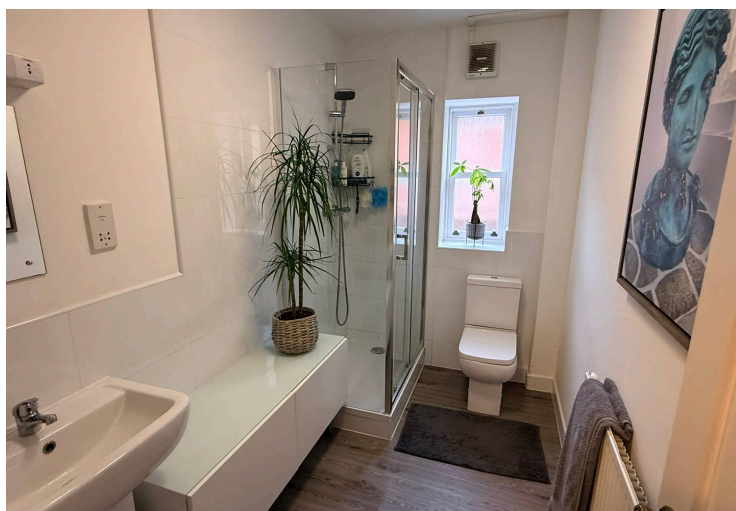




2 Dundalk Court, Ossett - WF5 8RJ

£900 pcm Refundable Tenancy Deposit £1038.00

Holroyd Miller have pleasure in offering for let this extremely spacious two bedroom ground floor apartment with its own access and allocated parking, set within this pleasant development, situated within walking distance to Ossett Town Centre.



Entrance Hall

Having own access and central heating radiator.

Lounge

21' 2" x 14' 10" (6.44m x 4.53m)

Including Bay A spacious lounge with feature double glazed bay window and additional double glazed window, two central heating radiators.

Kitchen/ Diner

14' 2" x 8' 11" (4.32m x 2.71m)

Having a range of matching wall and base units with complimentary work surfaces, oven and hob with extractor over, space and plumbing for automatic washing machine, useful store cupboard/pantry, door providing rear access.

Bedroom one

21' 2" x 14' 8" (6.44m x 4.48m)

Master bedroom with bay window and central heating radiator

Bedroom Two

15' 6" x 10' 7" (4.73m x 3.23m)

With double glazed window and central heating radiator

Bathroom

Modern suite fitted with white suite with walk in shower cubical, low flush w.c, cabinet, pedestal wash hand basin, part tiling to wall, frosted double glazed window, central heating radiator, shaver point.





Material Information

Council Tax Band B

EPC Rating D

Date Available: Mid November 2026

Property Type: Ground Floor Apartment

Holroyd Miller understand that the electric/ gas and water supply are mains supplied.

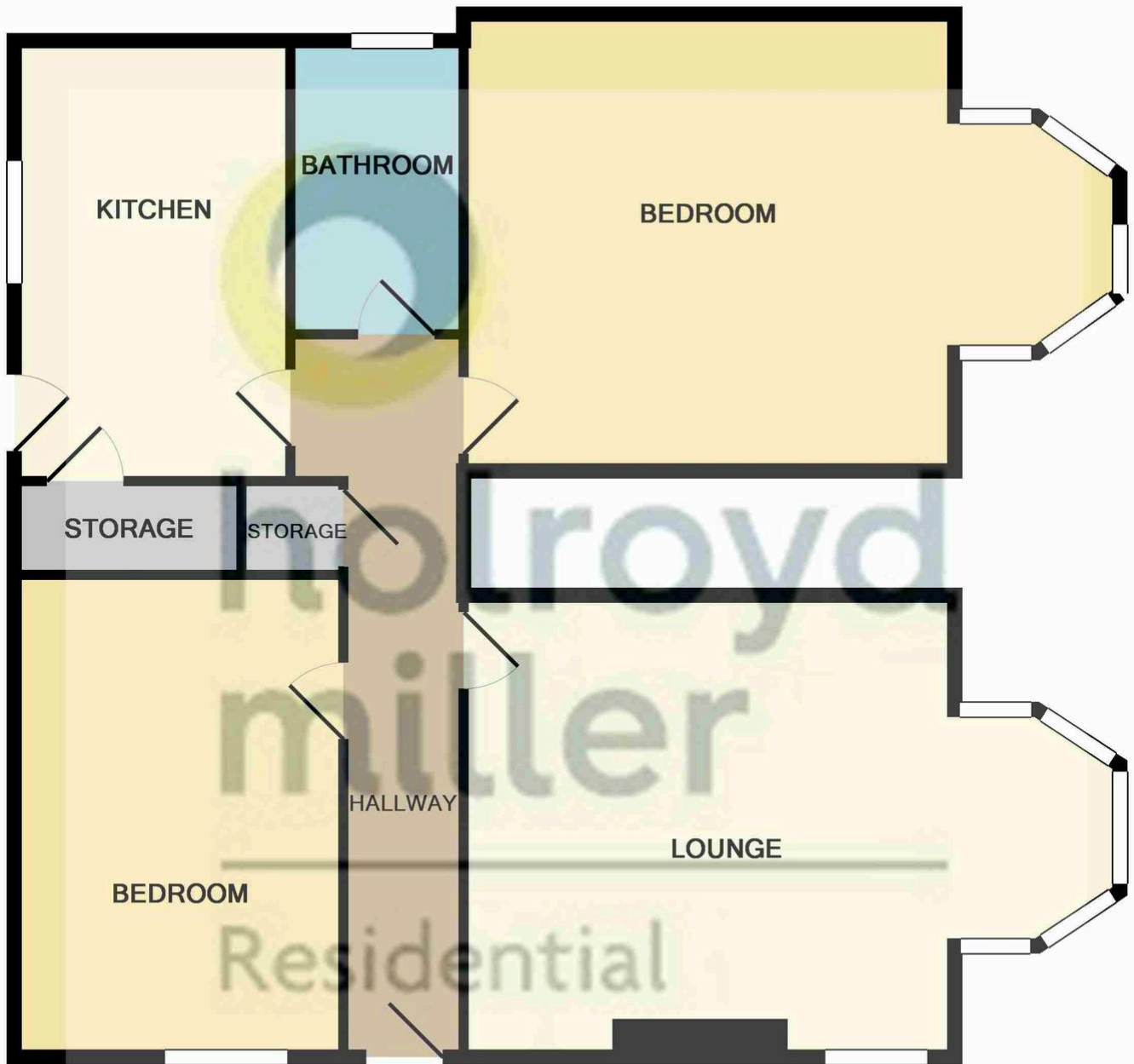
Holroyd Miller understand that the water is on a meter.

Broadband and Mobile Signal Coverage can be checked
<https://checker.ofcom.org.uk/>

As well as paying the rent and payment in respect utilities, communication services, TV Licence and council tax you will be required to make the following permitted payments Before the Tenancy Starts payable to Holroyd Miller 'The Agent' Holding Deposit: 1 Week's Rent equalling £207.00

During The Tenancy payable to the Agent/ landlord Payments of £41.67 + VAT (£50 inc VAT) if the Tenant requests a change to the tenancy agreement.

Payment of the cost of the key and or security device plus £15 per hour for the agents time if reasonably incurred Any other permitted payments, not included above, under the relevant legislation including contractual damages.



Whilst every attempt has been made to ensure the accuracy of the floor plan 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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