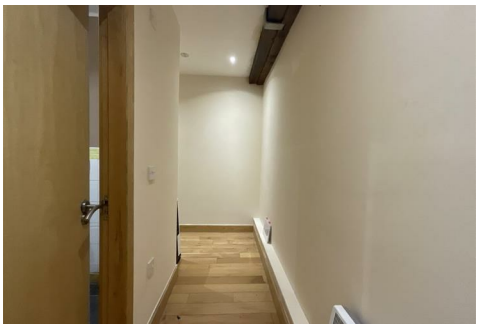








Broadgate House 2 Broad Street, Bradford, BD1 4QQ

£600 PCM

Locate are pleased to present for RENT this stylish one bed apartment, in this converted grade II listed former mill. The property is situated within the heart of the city centre and is ideally located for the city cafes, restaurants, bars and rail networks.
Briefly comprises: Open plan lounge with exposed red brick and kitchen with integrated appliances, features include exposed beams both wood, and modern wall and base units with matching work surfaces, stainless steel oven, hob & extractor hood above, integral washer dryer. The bedroom benefits from original rustic features including exposed beams and red brickwork with ample natural light .

Available Now!!

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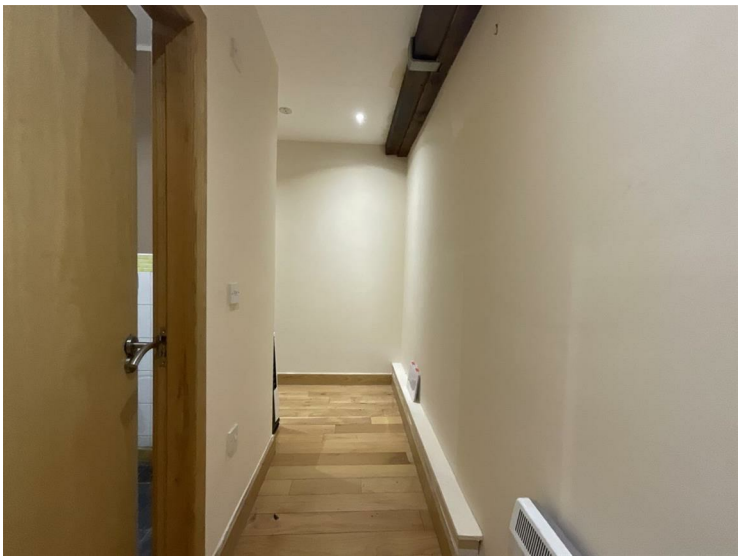
Locate Properties UK LTD
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ENTRANCE/VESTIBULE



Hard wood flooring, intruder alarm.

LOUNGE AREA

14'1" x 10'2" (4.29 x 3.09)



With exposed wooden beams and brickwork, opaque glass cubed seperation wall. Hard wood flooring. Two windows allowing ample natural light, recess spot lighting and duplex radiator. Contemporary three seater and two seater leather sofas, rounded glass table and four chairs in white included in purchase price.

ANGLE TWO







KITCHEN AREA

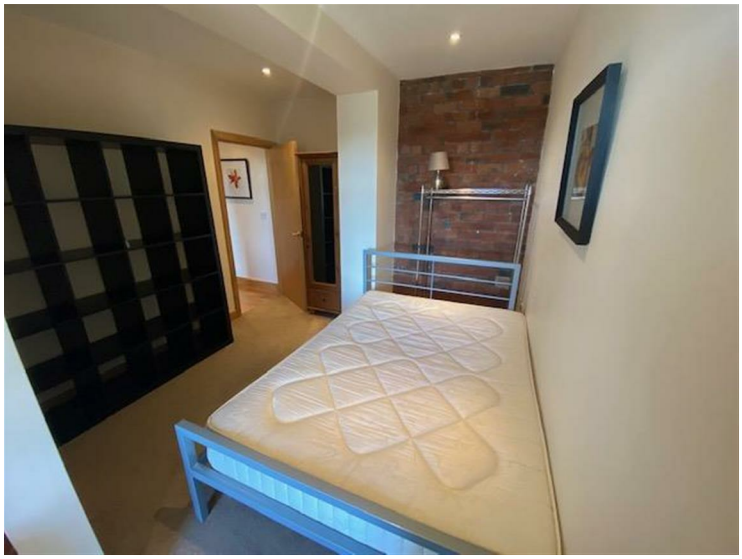
8'11" x 7'0" (2.73 x 2.13)



Fantasic modern kitchen with granite effect worktops, integrated washer dryer and SMEG four burner chrome hob with oven and chrome extractor fan, black tiled splash backs and work surface area.Dimplex convector radiator.

MASTER BEDROOM

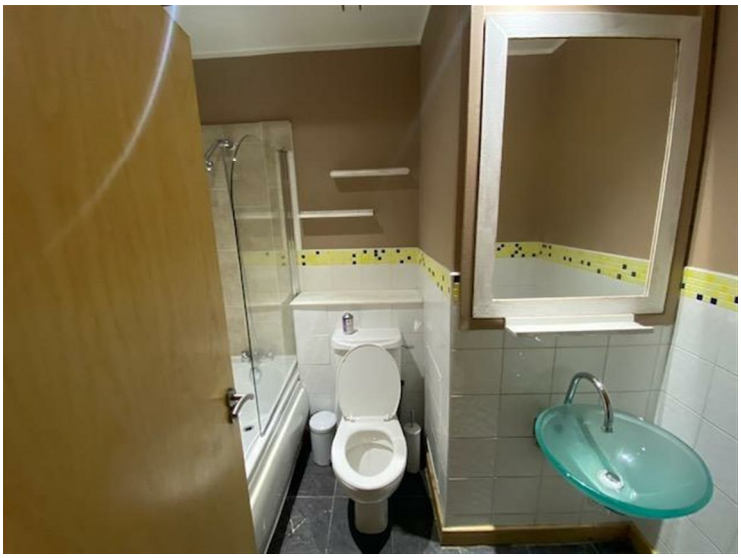
20'4" x 9'11" (6.21 x 3.02)



L shaped bedroom which enjoys ample natural lighting and exposed red brick work, recessed spot lighting and Dimplex radiator.

ANGLE TWO

BATHROOM
7'9" x 3'6" (2.37 x 1.07)



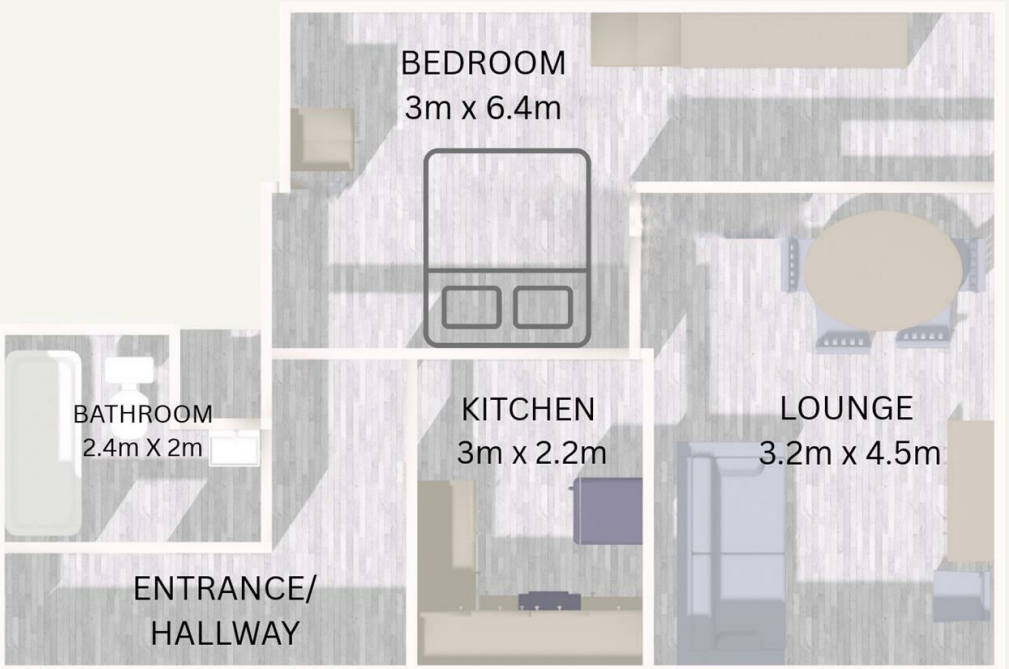
Three piece white suite consisting of; bath, opaque round glass wash hand basin with feature tap and w.c. Mirror with glass shelf and fully tiled bath area. Built in storage cupboard which houses the water cylinder.

OFFER PROCEDURE
Before contacting a Building Society, Bank or Solicitor you should make your offer to the branch dealing with the sale as any delay may result in the sale being agreed to another purchaser incurring unnecessary costs. Under the Estate Agency Act 1991 you will be required to give us financial information in order to verify your position before we can recommend your offer to the vendor. All offers to be made to the Manningham Lane Office - telephone 01274 720900.

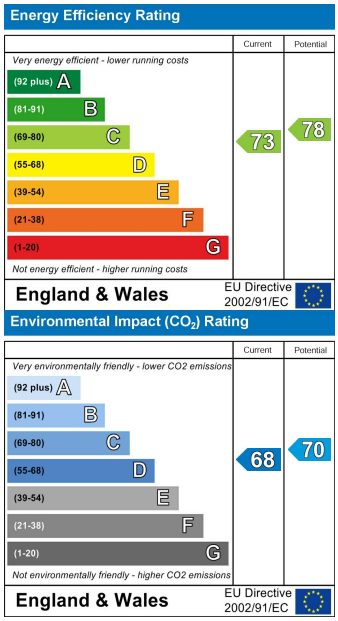
LOCATE OPENING TIMES
Mon - Fri :9am -5.30pm ; Sat: 9.30am - 4pm; Sun:Contactable.

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2 BROAD STREET,
BD1 4QQ







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