







Sandhill Close, Bradford, BD8

- **DEPOSIT FREE OPTIONS AVAILABLE**
- ALLOCATED PARKING
- AVAILABLE: NOVEMBER 2026
- MASTER BEDROOM WITH EN-SUITE
- COUNCIL TAX BAND B
- 2 BEDROOM FIRST FLOOR APARTMENT
- DOUBLE GLAZING AND ELECTRIC HEATING
- FURNISHED
- EPC RATING-B
- LOCAL AMENITIES, SCHOOL AND TRANSPORT LINKS WITHIN THE AREA

£750 Per Calendar Month - Deposit £865 - ** Deposit Free option Available **

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DESCRIPTION

To Let – a well-presented 2 bedroom first floor flat in Bradford, offering comfortable modern living with convenient access to local amenities and transport.

The flat provides a bright main reception room with neutral décor and carpeted flooring, creating a practical living and dining space. Full-height doors open to a Juliet balcony, drawing in natural light and providing a pleasant outlook. The adjoining fitted area includes modern units and worktops, with space for appliances, making it a functional setting for everyday cooking.

There are two bedrooms, both in good condition. The master bedroom benefits from its own en-suite shower room, while the second bedroom is well suited as a guest room or study. A separate family bathroom offers a white suite with bath. Storage is provided off the hallway. The flat has an EPC rating of B and council tax band B, and comes with allocated residents' parking within the development.

Sandhill Close is positioned for access to local shops, schools and services around the BD8 area. Bradford city centre is within easy reach by bus or car, offering the Broadway shopping centre, restaurants and leisure facilities. Frizinghall station is a short drive, providing rail links towards Bradford Forster Square and Leeds, with typical journey times to Leeds of around 25–30 minutes, ideal for commuters. Nearby green spaces such as Lister Park offer attractive walking routes, play areas and gardens.

This 2 bedroom flat to let represents a practical rental opportunity in a convenient Bradford location.

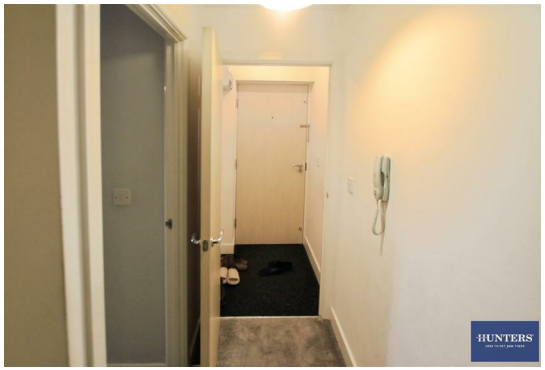
** Flatfair's No Deposit solution **

** This property is available with flatfair's No Deposit solution, so you won't have to pay a traditional deposit. Instead, you would pay a small check-in fee equal to 28% of a month's rent (+VAT) – significantly less than a five week deposit. This fee is non-refundable and is not a deposit so cannot be used towards covering the cost of any future damages that might occur.**









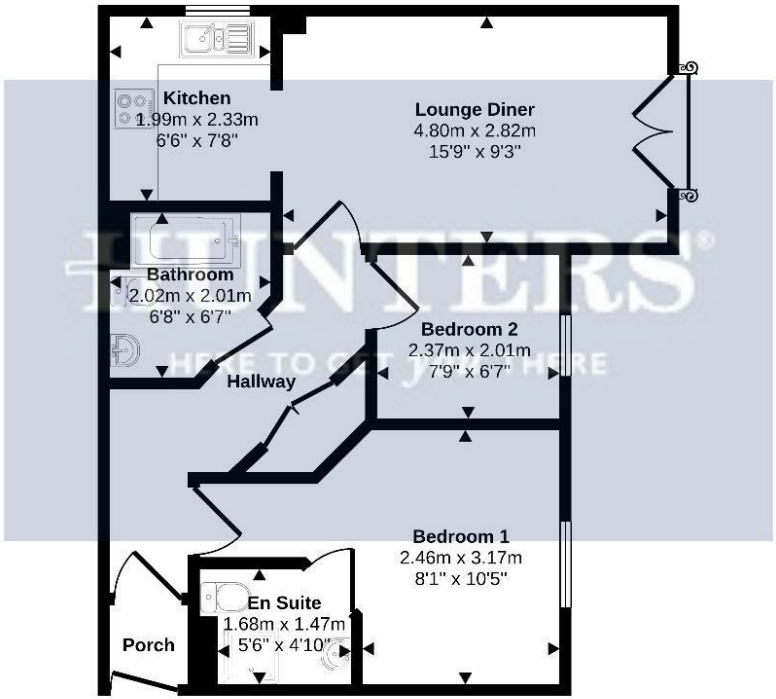








Approx Gross Internal Area
51 sq m / 545 sq ft



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Viewings

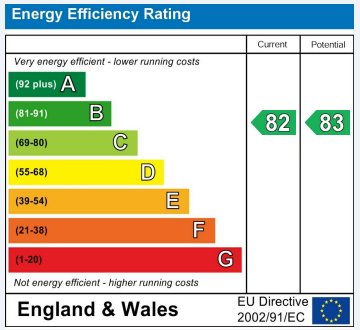
Please contact bradford.lettings@hunters.com,if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

The Property Ombudsman

2 Wakefield Road, Bradford, BD4 7AT
Tel: 01274 393955 Email: bradford.lettings@hunters.com https://www.hunters.com

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