



**HUNTERS**<sup>®</sup>  
HERE TO GET *you* THERE

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# Danefield Terrace, Otley

£950 Per Month

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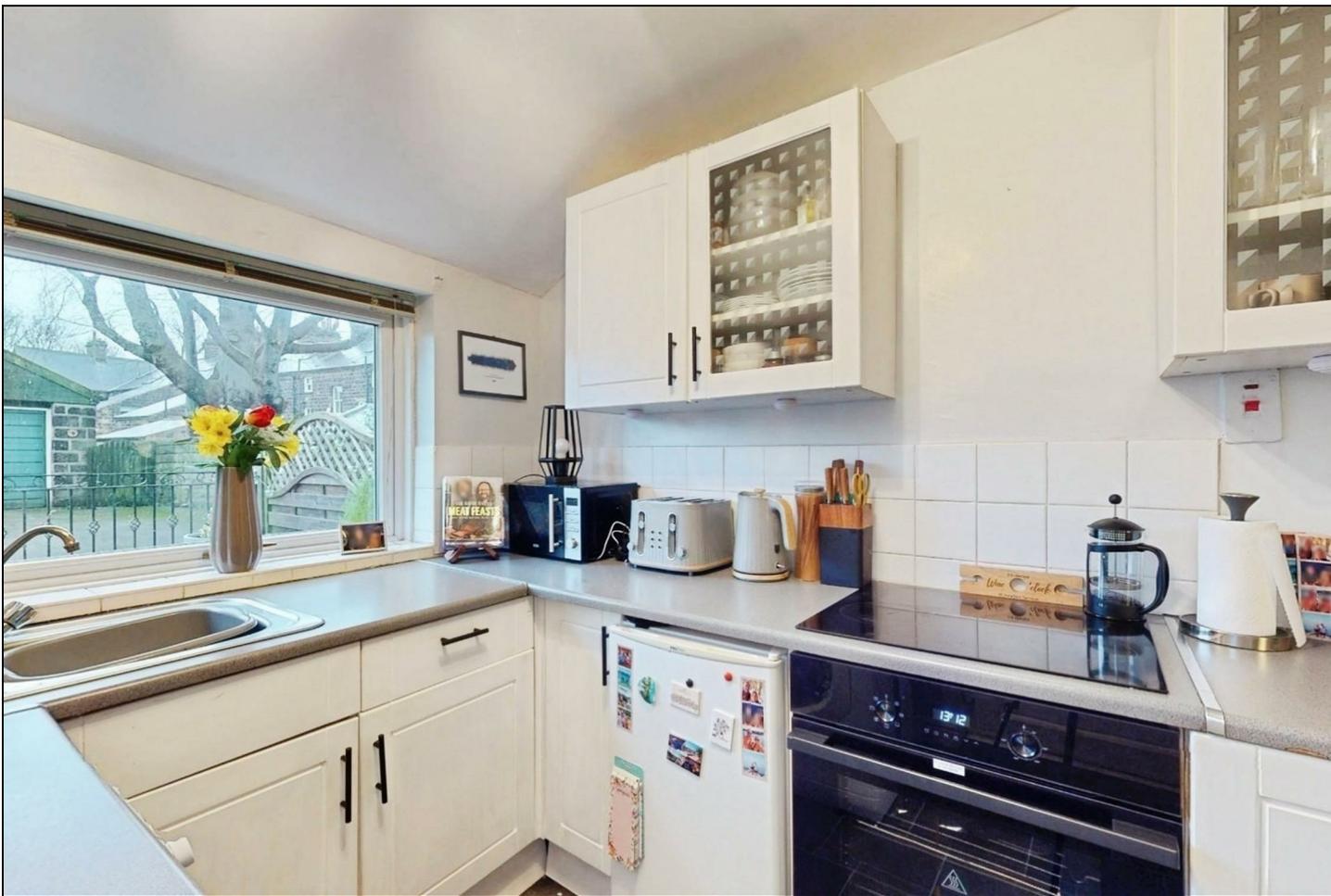
A two double bedroom back to back mid terrace property located in a quiet area, close to Otley town centre. Arranged over three floors with an additional cellar space for ideal storage, the property is well presented throughout and is fully furnished. The accommodation briefly comprises a contemporary kitchen leading through into the living room with a gas effect feature stove to the ground floor. To the first floor there is a double bedroom and a bathroom. From the first floor landing, stairs lead up to the master bedroom with full height fitted wardrobes. To the front of the property there is a patio area with a wall border. Viewing is highly recommended to fully appreciate the accommodation being offered.

Otley is a thriving, historical market town in the Wharfe Valley offering a wide range of amenities, shops, supermarkets and traditional pubs. The town centre bus station has regular bus services to Leeds, Bradford and Harrogate, and in addition, there is a railway station at nearby Menston offering mainline links. For those travelling further afield, Leeds/Bradford International Airport is in nearby Yeadon.

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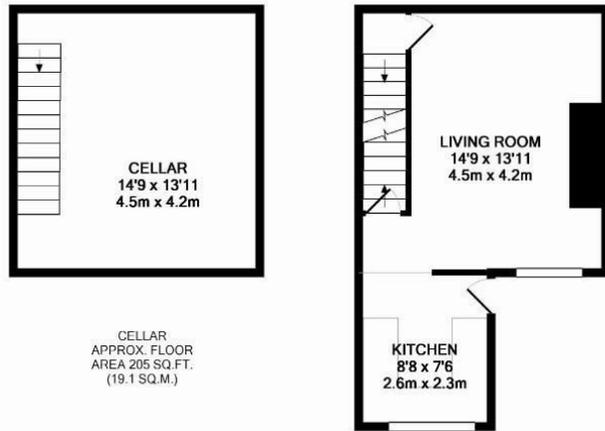


## KEY FEATURES

- BACK TO BACK
- 2 BED TERRACE
- USEFUL CELLAR
- WELL PRESENTED
- FULLY FURNISHED
- FRONT PATIO YARD AREA
- AVAILABLE LATE FEBRUARY
  - EPC RATING D
  - COUNCIL TAX BAND B

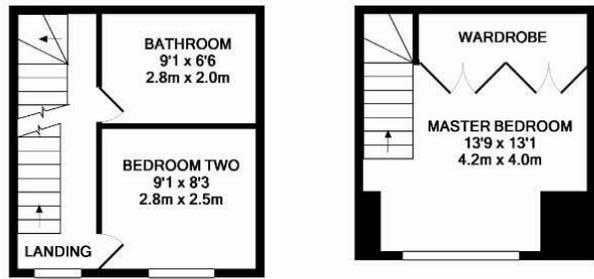






CELLAR  
APPROX. FLOOR  
AREA 205 SQ.FT.  
(19.1 SQ.M.)

**HUNTERS** GROUND FLOOR  
APPROX. FLOOR  
AREA 258 SQ.FT.  
(24.0 SQ.M.)

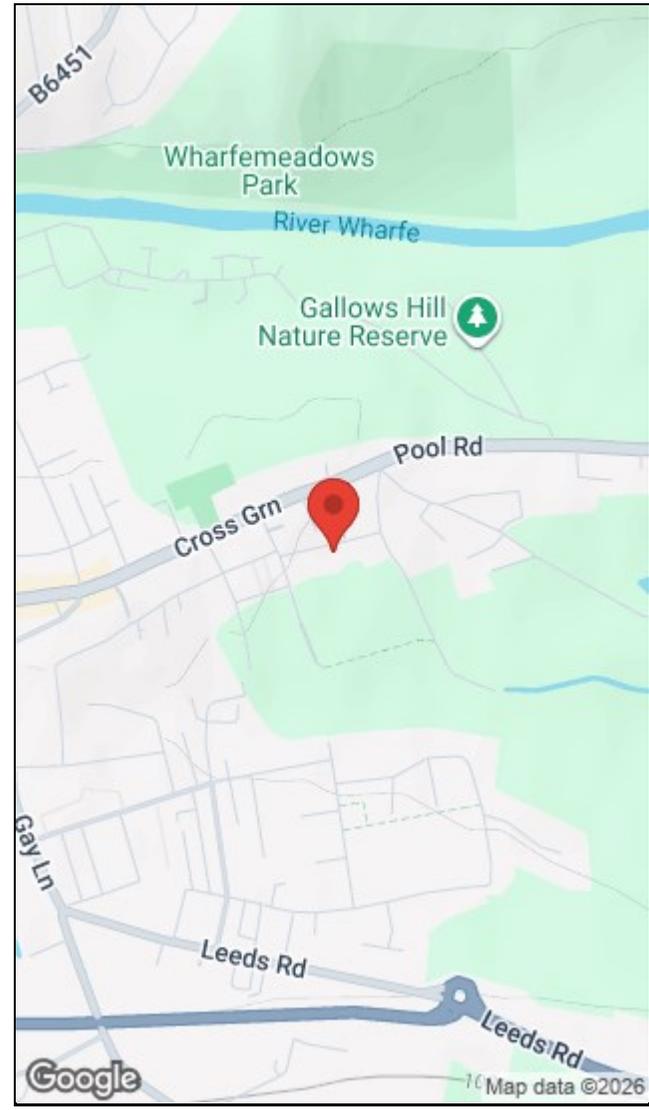


1ST FLOOR  
APPROX. FLOOR  
AREA 206 SQ.FT.  
(19.1 SQ.M.)

2ND FLOOR  
APPROX. FLOOR  
AREA 166 SQ.FT.  
(15.4 SQ.M.)

TOTAL APPROX. FLOOR AREA 835 SQ.FT. (77.6 SQ.M.)

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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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			84
(81-91) B			
(69-80) C			
(55-68) D		56	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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