



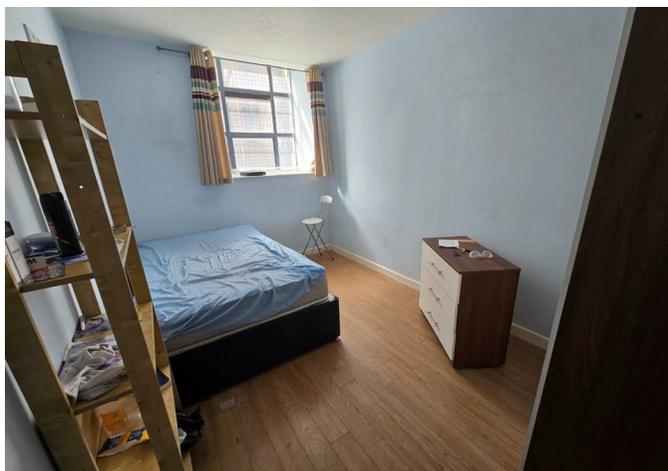
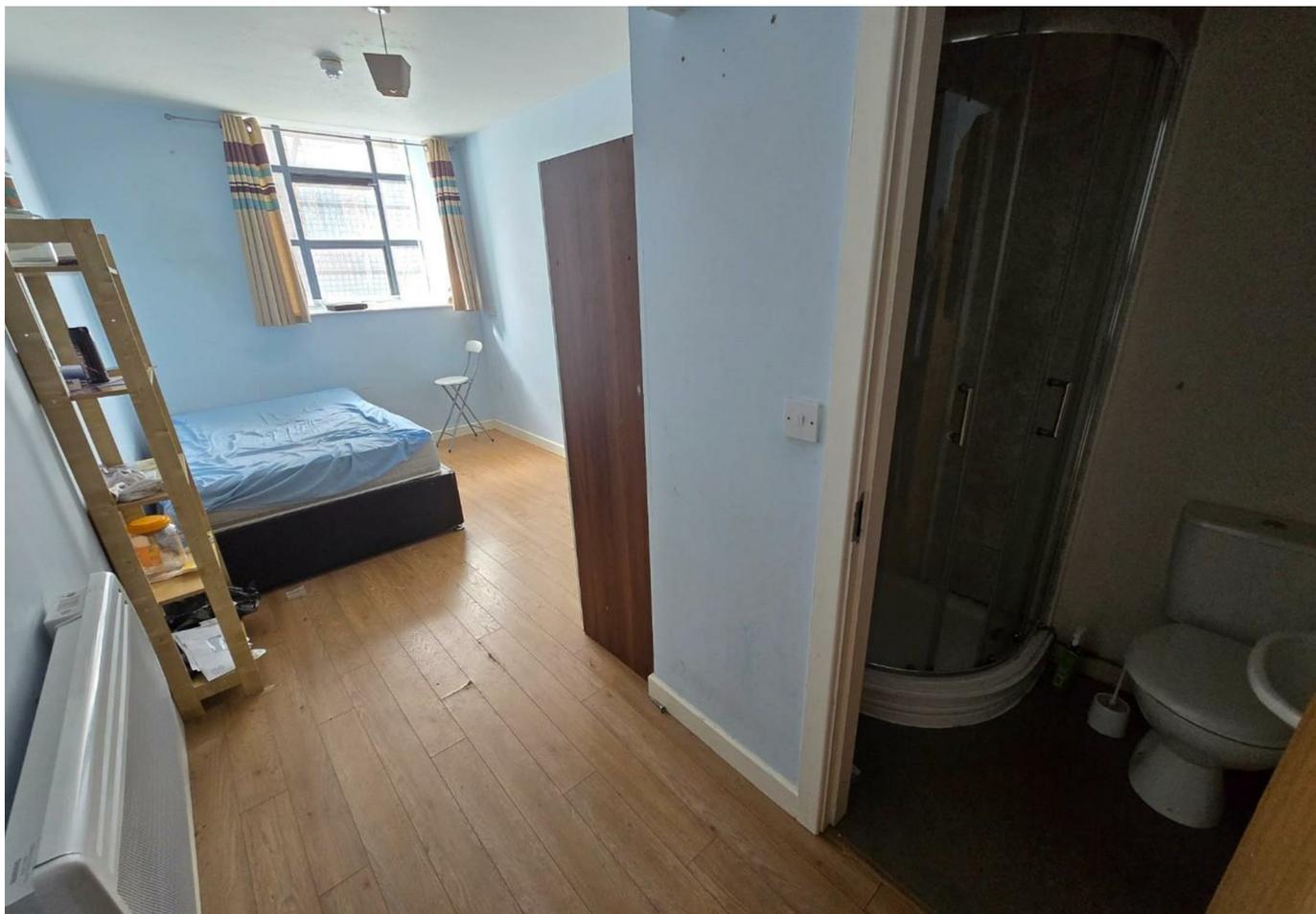
ROOM 6 GRATTAN HOUSE SUNBRIDGE ROAD
Bradford, BD1 2PF
Auction Guide £3,750

ROOM 6 GRATTAN HOUSE SUNBRIDGE ROAD

Property at a glance

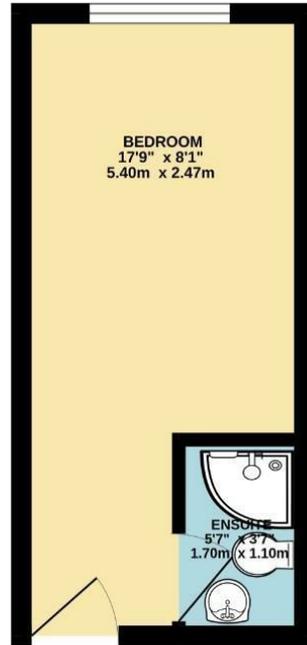
- POD APARTMENT WITH EN SUITE
- IDEAL BUY TO LET OPPORTUNITY
- ON THE OUTSKIRTS OF THE CITY CENTRE
- WELL PLACED FOR BRADFORD UNIVERSITY & HOSPITAL

For sale via Pearson Ferrier Auctions starting Tuesday 12th May, bidding will be on the Pearson Ferrier website and you can register to bid now. A pod apartment located on the outskirts of Bradford City centre and is well placed for Bradford University and Forster Square train station. It presents a buy to let opportunity. The apartment comprises a bedroom/study area and en suite. There is also a communal kitchen/diner area which is shared with other apartments. Buyers are advised to check the legal pack before bidding, this will be available on the Pearson Ferrier website via the bidding window on the property when available. Any changes to the details will be updated on the Pearson Ferrier website before the auction.

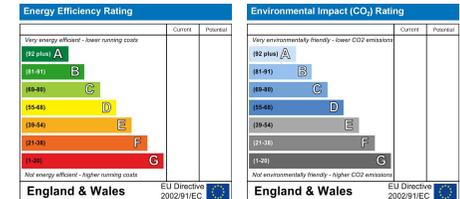




GROUND FLOOR
144 sq.ft. (13.4 sq.m.) approx.



TOTAL FLOOR AREA: 144 sq ft. (13.4 sq m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan 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.
Knapwell Homes 1/2024



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All statements contained in these particulars are for indicative purposes only and are made without responsibility on the part of Pearson Ferrier and the vendors of this property and are not to be relied on as statements or representations of fact. Potential purchasers should satisfy themselves by inspection or otherwise as to the accuracy of such details contained in these particulars.