



£875

THREE BEDROOMS *POPULAR LOCATION* *IDEAL FOR FAMILIES* *GARDENS* *DRIVEWAY PARKING* *CLOSE TO CITY CENTRE AMENITIES*

Townend Estate Agents offer to let this three bedroom semi-detached property. Located in a popular residential area, close to all the amenities of Bradford City centre, including the BRI. Ideal for families, this property has gardens front & rear, along with off street parking.

Ask us about....





Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs (92 plus)	A		84
(81-91)	B		67
(69-80)	C		
(55-68)	D		
(29-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions (92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO ₂ emissions		EU Directive 2002/91/EC	

These particulars do not form part of any contract and no statements are made without any responsibility on the part of their clients. Applicants must investigate for themselves that statements are correct and no agent whether the partner or employee has the authority to make any representation or warranty whatsoever in respect of this property.

IMPORTANT NOTICE: Whilst we endeavour to make our sales details accurate and reliable, they should not be relied on as statements or representations or fact and do not in any way constitute a contract.

Prospective purchasers should satisfy themselves that dimensions are correct and that mains services are operational.

Townend Estate Agents

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SALES • LETTING

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The Property
Ombudsman