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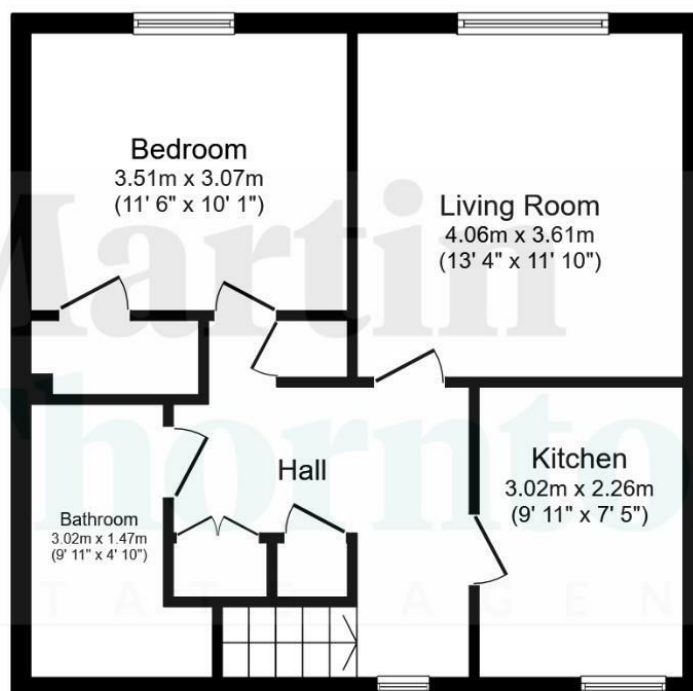
Brown Royd Avenue, Rawthorpe Huddersfield, Yorkshire

£525 Per month

Located to the outskirts of Huddersfield close to Huddersfield town centre, is this one bedroom first floor apartment which may prove suitable to the professional couple looking to access nearby railway and motorway networks. The property comprises; entrance hall, kitchen, living room, one double bedroom and a house bathroom. Externally there are communal gardens and parking and this apartment benefits from its own entrance. The property has uPVC double glazing and gas central heating.

Brown Royd Avenue, Rawthorpe
Huddersfield, Yorkshire

Floorplan



Floor Plan

Floor area 51.4 m² (553 sq.ft.)

TOTAL: 51.4 m² (553 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

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Details



Entrance Hall

Having a timber and glazed door, a ceiling light point and a staircase rising to the first floor.

First Floor Landing

Having a uPVC double glazed window to the rear elevation, three good size walk in storage cupboards, a ceiling light point and a radiator.

Kitchen 11'5" x 8'2" (3.5 x 2.5)



Having a beech style kitchen comprising of a range of base cupboards, drawers, worktops, tiled splash backs and matching wall cupboards over, incorporating a stainless steel sink unit, plumbing for an automatic washing machine and gas cooker point. There is a uPVC double glazed window to the rear, a ceiling light point and a radiator

Lounge 13'5" x 11'10" (4.1 x 3.62)



Enjoying two uPVC double glazed windows to the front elevation, two ceiling light points and a radiator.

Bedroom One 10'2" x 11'5" (3.11 x 3.5)



Having a uPVC double glazed window to the front elevation, a walk in wardrobe and a radiator.

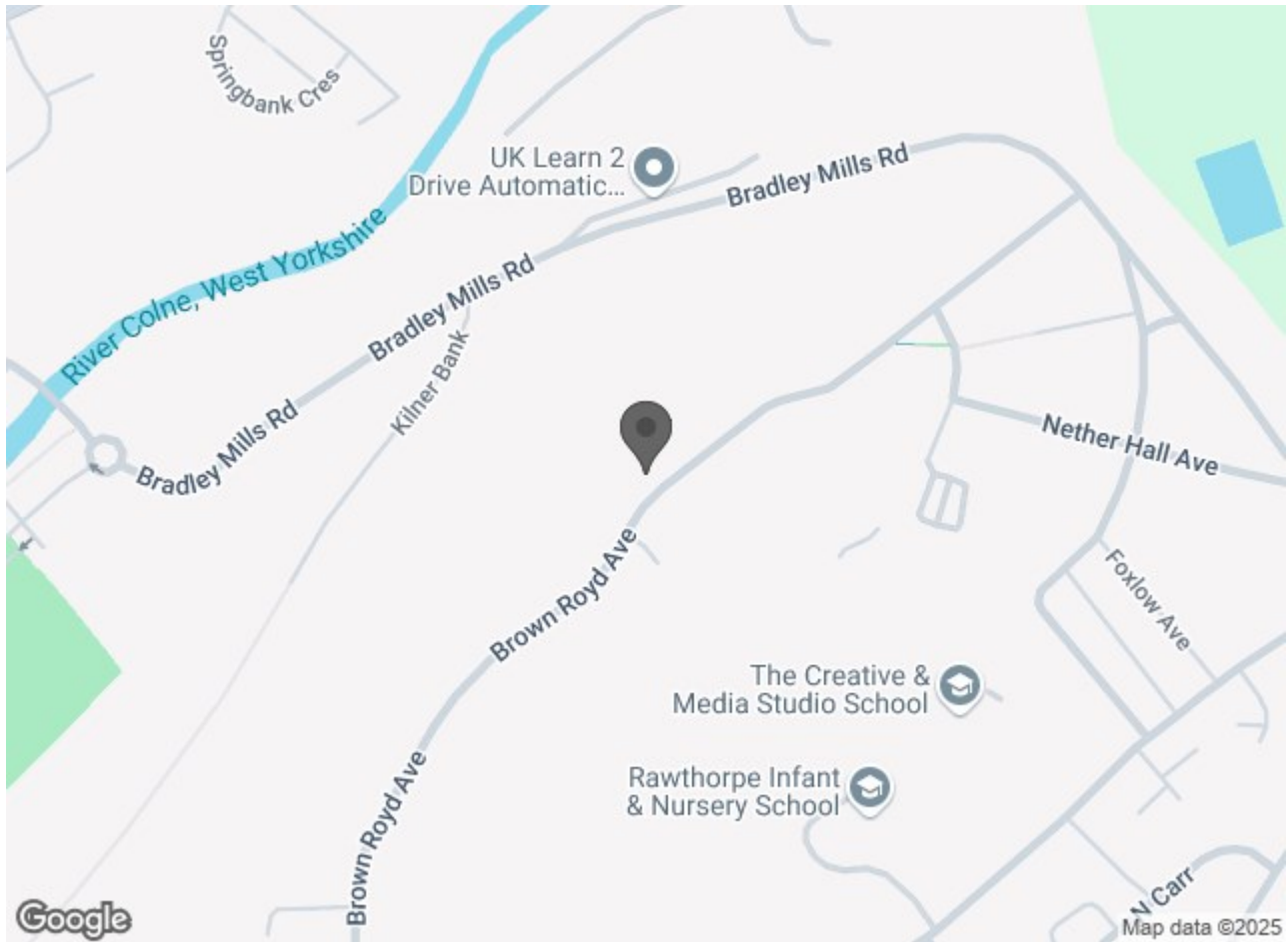
Bathroom 9'11" x 4'11" (3.04 x 1.5)



Having a white suite comprising of a low flush WC, a pedestal hand basin and a panel bath with tiled splash backs and a radiator.

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Directions



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Lettings Disclaimer - As part of our application process, fees are not charged for a reference, the tenancy administration and the inventory check, however a holding deposit maybe required. Then if successful this will be deducted from the Rent and Deposit that will be payable before the tenancy is due to start. Please contact us for full details before you make any decision about this property or before you decide to view this property. While every reasonable effort is made to ensure the accuracy of descriptions and content, we should make you aware of the following guidance or limitations. 1 Prospective tenants will be asked to produce identification documentation during the referencing process and we would ask for your co-operation in order that there will be no delay in agreeing a tenancy. 2 These particulars do not constitute part or all of an offer or contract. 3 Photographs and plans are for guidance only and are not necessarily comprehensive. 4 The approximate room sizes are only intended as general guidance. You must verify the dimensions to satisfy yourself of their accuracy. 5 You should make your own enquiries regarding the property, particularly in respect of furnishings to be included/excluded and what parking facilities are available.