



HOME

MARKETING & MANAGEMENT

RODLEY HALL, RODLEY LS13 1HW

£850 PCM

Duplex Apartment
Two Double Bedrooms
Two En-Suite Bathrooms
Off Street Parking
Character Features
Neutral Decor
Large Open Plan Living Space
Integral Fitted Kitchen
Deposit £980
Available 6th June 2024. Unfurnished



£850 PCM

GENERAL DESCRIPTION

Before a viewing can be obtained, please contact the office for a link to complete a Canopy rent passport

A spacious and impressive two double bedroom (both en-suite) duplex apartment situated in a grade 2 listed converted Victorian school in the popular area of Rodley. Will be of particular interest to professionals seeking stylish character accommodation which benefits from: feature ceiling beams; spiral staircase; fitted integral kitchen including dishwasher, washing machine and fridge; parking in private car park; two modern white four piece bathrooms; neutral decor.

Offers good commuting access to both Leeds and Bradford and an early inspection is recommended to appreciate the style and size of the accommodation on offer. Sorry no smokers. Sorry no pets. Available 6th June 2024. Unfurnished (double bed and mattress provided but tenant may remove and dispose of this item if they wish). Deposit £980.

ROOM MEASUREMENTS

LIVING KITCHEN 22' 1" x 15' 7" (6.73m x 4.75m)

STAIRCASE AND LANDING

DOUBLE BEDROOM 1 12' 2" x 10' 3" (3.71m x 3.12m) max

EN SUITE SHOWER ROOM 7' 7" x 4' 8" (2.31m x 1.42m)

DOUBLE BEDROOM 2 10' 10" x 10' 2" (3.3m x 3.1m) max

EN SUITE SHOWER ROOM 7' 7" x 4' 9" (2.31m x 1.45m)

HOLDING DEPOSIT

A holding deposit equal to one week's rent as agreed will be due upon application for this property before it is removed from the market. Upon the successful completion of your background checks the holding deposit will be placed on your tenancy account as a part payment of the first month's rent instalment.

Should all information on the application forms be found to be accurate and yet the landlord chooses not to grant a tenancy then the holding deposit will be returned in full.

COUNCIL TAX BAND
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OPENING HOURS

Pudsey Office

Monday to Friday

Saturday

Sunday & Bank Holidays

8.30am – 5.00pm

9.00am – 1.00pm

Closed



Details are compiled from observation and information supplied by the vendors. Measurements have been taken with an electronic measure and, whilst believed to be accurate, may be subject to variation or mechanical error. Services and appliances have had only a visual inspection and have not been tested by HomeMM.

