



HOME

MARKETING & MANAGEMENT

ARMSTRONG STREET, FARSLEY LS28 5BZ

£850 PCM

Stone Through Terrace
2 Double Bedrooms
Recently re furnished
uPVC D/G & Gas c/h
Modern Shower Room
Fitted Grey Kitchen
Recently Fitted Grey Carpets
Farsley Village Location
Deposit £980
Available Now



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GENERAL DESCRIPTION

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

A well presented two double bedroom through terrace house with accommodation over three floors situated in the sought after village of Farsley. Will be of particular interest to professionals seeking a spacious and recently renovated home which benefits from: Upvc double glazing; gas central heating with combination boiler; cellar; modern fitted kitchen; neutral décor throughout; large living room; two large double bedrooms; modern white shower room suite. Offers excellent access to Farsley village amenities and good commuting access to both Leeds and Bradford. An early inspection is recommended to appreciate the style, size and location of the accommodation on offer.

Sorry no smokers. Sorry no pets. Available Now.

Unfurnished. Deposit £980



ROOM MEASUREMENTS

KITCHEN 9' 7" x 6' 3" (2.92m x 1.91m)

LIVING ROOM 13' 3" x 12' 4" (4.04m x 3.76m) max

STAIRCASE AND LANDING 3' 3" x 2' 6" (0.99m x 0.76m)

DOUBLE BEDROOM 1 13' 3" x 11' 3" (4.04m x 3.43m)

SHOWER ROOM 7' 4" x 7' 2" (2.24m x 2.18m)

2ND FLOOR DOUBLE BEDROOM 2 19' 4" x 13' 2" (5.89m x 4.01m) max

CELLAR 9' 10" x 5' 10" (3m x 1.78m) max

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

A

OPENING HOURS

Pudsey Office

Monday to Friday

Saturday

Sunday & Bank Holidays

8.30am – 5.00pm

9.00am – 1.00pm

Closed

Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C		
55-68	D		
39-54	E	52 E	
21-38	F		
1-20	G		

The graph shows this property's current and potential energy rating.

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.

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www.homemm.co.uk

