



16 Rawson Quarters 25 James Street, Bradford, West Yorkshire BD1 3PZ
£350 Per Month

Locate is proud to present this unfurnished one bedroom apartment in the heart of the city centre. Specification is to the highest of standards, using contemporary design for the style conscious individual with an eye for detail. The apartment benefits from secure entry system and is a stones throw away from the Broadway & hipster bars & Cafes on North Parade. An ideal rental opportunity, with integrated appliances and close to all amenities and University main campus. Available Now.
NO FEES PAYABLE

Locate
The Property Experts

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ENTRANCE/VESTIBULE



Welcoming entrance with wood flooring and access to living area and bathroom.

OPEN PLAN LOUNGE/KITCHEN

19'3" x 10'2" (5.87 x 3.10)



Open plan lounge/kitchen. The kitchen area consists of a range of modern base and wall units in white with granite effect work tops, integrated electric hob and oven with chrome extractor fan, integrated fridge/freezer and washing machine.

Laminate wood flooring.

LOUNGE ANGLE

BEDROOM

19'3" x 10'2" (5.87 x 3.10)



With wall heater and laminate wood flooring. Sliding frosted doors lead to the bedroom;

BATHROOM

6'2" x 8'2" (1.88 x 2.49)



Bathroom consists of a three piece suite comprising of; bath, hand wash basin and w.c.

STORAGE CUPBOARD

6'9" x 3'3" (2.06 x 0.99)

Storage cupboard.



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