



Carlinghow Lane

, Batley , Wakefield, WF17 8EA

Rental £795 pcm

2 bedroom House available 22 August 2024

Priestley House, 170 Elland Road, Leeds, LS11 8BU
info@priestleylettings.co.uk

01132224537

Opening Times

Mon Closed; Tues Closed
Wed Closed; Thurs Closed
Fri Closed; Sat Closed; Sun Closed

* Unfurnished

Situation

Two Bedroom Family Home Available Late August Valor Properties is pleased to offer for sale a two bedroom family home located in Batley, Wakefield. The property is in close proximity to local amenities and has convenient motorway access to both Bradford and Leeds. The home features on-street parking, an open floor plan kitchen and living room, ample basement storage, a good sized master bedroom, a single bedroom, and a family bathroom equipped with a bathtub, integrated shower, toilet, and sink. This property is ideal for families and is available for immediate occupancy in late August. It is expected to sell quickly due to its move-in ready condition and location near major transportation routes.

Accommodation

All measurements are approximate.

Further Information

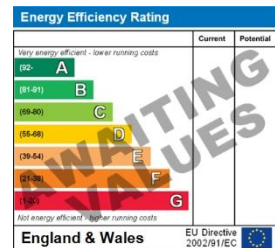
The deposit required is £795

The landlord is willing to rent this home to Employed, Self Employed, Student, Own Means, Retired, Company

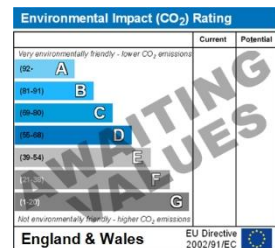
The landlord is willing to rent the property for a minimum of 12 Months and a maximum of 12 Months

Energy Performance Certificates

This home's performance is rated in terms of the energy use per square metre of floor area, energy efficiency based on fuel costs and environmental impact based on carbon dioxide (CO₂) emissions.



The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO₂) emissions. The higher the rating the less impact it has on the environment.

Property Ref: inst-2732

Creation Date: 22/07/2024

IMPORTANT INFORMATION

For clarification, we wish to inform the prospective tenant that we have prepared these details as a general guide. The agent has not carried out a detailed survey nor tested the services, appliances, or specific fittings (unless otherwise stated), and no warranty can be given as to their condition. All room measurements are taken at floor level. We strongly recommend that all the information which we provide about the property is verified by yourself and your advisers. The contents of this publication are © Valor Properties, 2024. Valor Properties Registered in England No. 14394025