Sugdens
Sales & Lettings



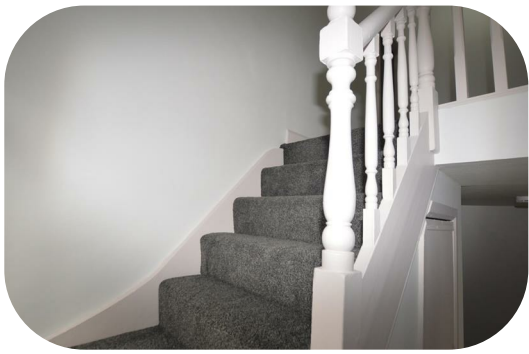
Victoria Street, Cleckheaton,

£725 Per Month

*****WELL PRESENTED TWO BEDROOM APARTMENT CLOSE TO CKECKHEATON TOWN CENTRE *****
Conveniently located for the everyday amenities offered by Cleckheaton town centre and the M62/M1 motorway network links. The property briefly comprises ; First floor kitchen/dining room , spacious lounge, new shower room. To the 2nd floor there are 2 double attic bedrooms and useful storage area . The property further benefits upvc double glazing and gas central heating .
Council Tax Band A .
***VIEW IMMEDIATELY ***
SORRY NO SMOKERS



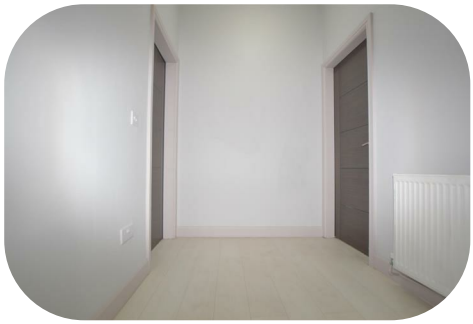




Deposit
A deposit equivalent to one month’s rent will be required to be paid at the start of the tenancy. This is subject to referencing.

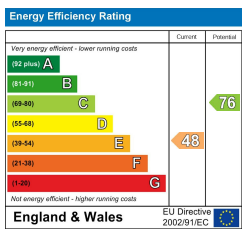


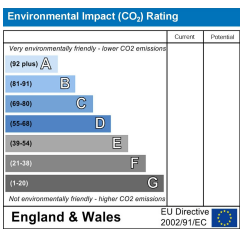






Agent Notes & Disclaimer We endeavour to make our particulars fair, accurate and reliable. The information provided does not constitute or form part of an offer or contract, nor may it be regarded as representation. All interested parties must verify accuracy and your solicitor must verify tenure/lease information, fixtures & fittings and, where the property has been extended/converted, planning/building regulation consents. All dimensions are approximate and for guidance only, as are floorplans which are not to scale, and their accuracy cannot be confirmed. Reference to appliances and/or services does not imply that they are necessarily in working order or fit for purpose. We strongly advise prospective buyers to commission their own survey or service reports before finalising their offer to purchase. **Money Laundering Regulations** Intending purchasers will be asked to produce identification and proof of finance. We would ask for your co-operation in order that there will be no delay in agreeing a sale. We are covered and members of The Property Ombudsman.





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The Property Ombudsman
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DPS The Deposit Protection Service