



Apartment (EPC Rating: D)

**509 VALLEY MILL, PARK ROAD, ELLAND, HX5**

**9GZ**

Per Calendar Month

**£1,200 Per**



# 3 Bedroom Apartment located in Park Road

Dickinson Egerton are pleased to offer this three bedroomed, duplex, penthouse located in Elland with excellent access to the M62 network as well as neighbouring towns including Brighouse, Halifax and Huddersfield.

Offered on an unfurnished basis, the property briefly comprises of entrance hall with storage cupboard, open plan kitchen and living area with the modern kitchen benefiting from a range of wall and base units with work tops over and splash back, oven with electric hob and extractor, stainless steel sink with mixer top above, integrated microwave, fridge freezer and dishwasher. The lounge boasts a full window wall with two sets of French doors which allow access out to the private balcony providing beautiful views out. There is also a utility room housing the washing machine and tumble dryer, WC and study room.

To the first floor are three bedrooms, two of which benefit from built in wardrobes. Bedroom three also boasts an en suite bathroom including a white two piece suite with hand wash basin and WC as well as a separate shower cubicle.

The property also benefits from intercom entry system, secure parking and beautiful views from the private balcony.

Rent - £1200.00

Deposit - £1384.61

Holding deposit (To be deducted from move in costs) -  
£276.92

Lease - 6 / 12 month initial agreement offered

Council Tax Banding; D

Broadband Type - Standard & Superfast & Ultrafast

Mobile - Voice, Data & Enhanced Data

For further information, please visit the Ofcom checker.

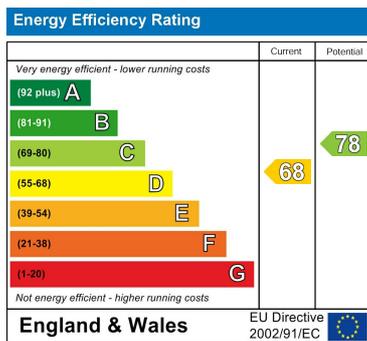


DICKINSON EGERTON LETTINGS | UNIT H6, GROUND FLOOR NORTH BRINDLEY HOUSE,  
PREMIER WAY | LOWFIELD BUSINESS PARK | LEADNORTH | WEST YORKSHIRE | HY5 9HF

Council Tax Band

D

Energy Performance Graph



Call us on

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

