

# Patchett Homes

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## The Drive , Long Causeway, Denholme, Bradford, BD13 4DY 3 bedroom cottage available now £825 pcm

This property offers three bedrooms, with the third being ideal as a small study or home office. Situated within private parkland, the property benefits from access via electric security gates along a private drive. The cottage includes: Fitted kitchen and bathroom suite, double glazing, central heating with gas fire in lounge &



Ryefield House, 180 Highgate Road, Bradford, BD13 1DS  
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### Opening Times

Mon 09.00 - 17.00; Tues 09.00 - 17.00  
Wed 09.00 - 17.00; Thurs 09.00 - 17.00

# The Drive, , Long Causeway, Denholme, Bradford, BD13 4DY

**BATHROOM** - 2.15m ( 7'1" ) x 1.55m ( 5'2" )

Comprising of a three piece white bathroom suite with shower over the bath. Part tiled. Double glazed window to the side elevation. Central heating radiator.

**BED 3 / STUDY** - 2.15m ( 7'1" ) x 1.59m ( 5'3" )

Box room with double glazed window to the side elevation. Central heating radiator.

**BEDROOM 1** - 3.13m ( 10'4" ) x 2.99m ( 9'10" )

Double glazed window to the rear elevation. Central heating radiator.

**BEDROOM 2** - 1.73m ( 5'9" ) x 4.21m ( 13'10" )

Double glazed window to the rear elevation. Central heating radiator.

**ENTRANCE HALL** -

Door leading to lounge.

**KITCHEN** - 1.72m ( 5'8" ) x 2.68m ( 8'10" )

A fitted kitchen comprising of wall and base units with granite effect work surfaces. Inset stainless steel sink and drainer. Integral electric oven with electric hob and extractor over. Tiled splash backs. Houses combi boiler.

**LOUNGE** -

Spacious lounge with a feature fireplace and electric fire. Double glazed window to the front elevation. Central heating radiator. Door leading to hallway.

**DIRECTIONS:**

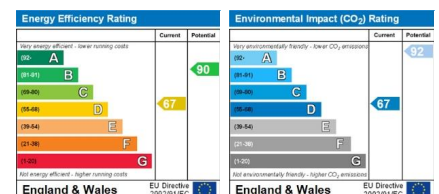
## Rental Procedure

Call the office to arrange a viewing of the property. If you wish to apply for the property, complete the application form and return to our offices. There is no fee to apply and no fee if your application is chosen to proceed.



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 (CO<sub>2</sub>) 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.



Property Ref: inst-4935

Creation Date: 17/06/2026

## 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 © Patchett Homes Ltd, 2026. Patchett Homes Ltd Registered in England and Wales No. 08512191