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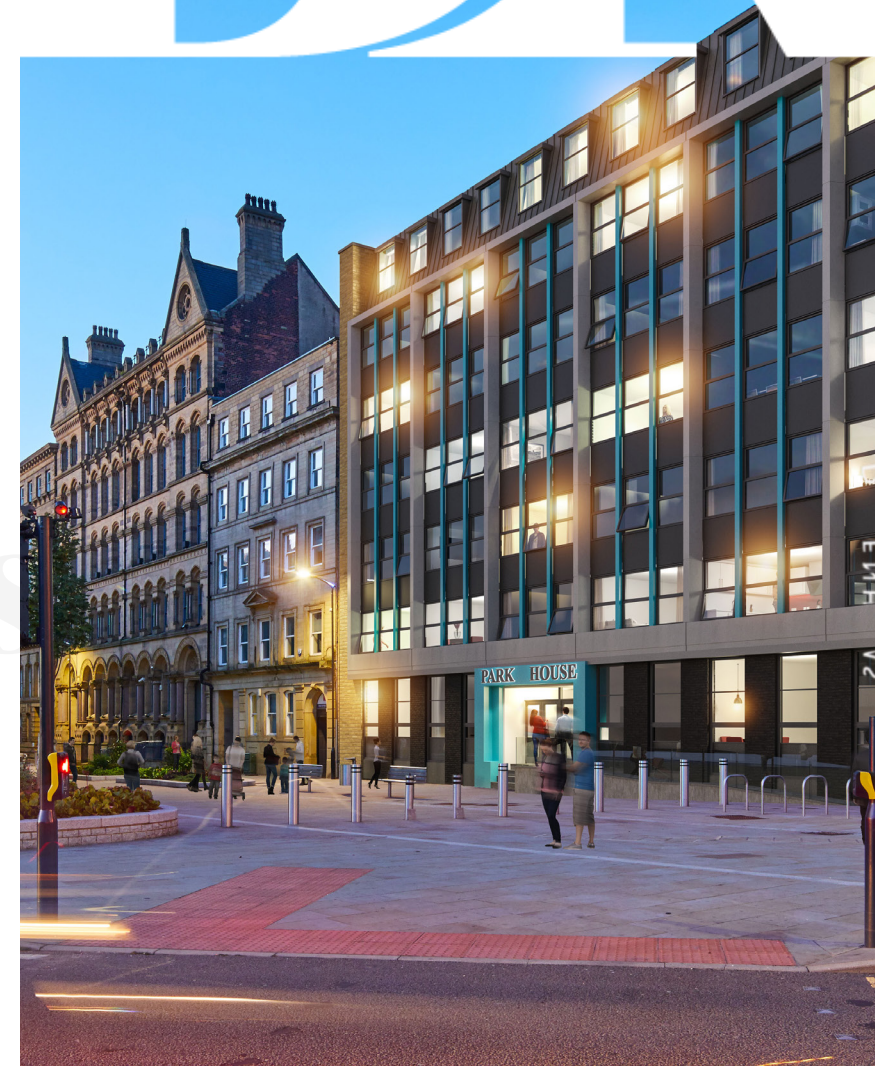
BROADWAY  
RESIDENCE





# Broadway Residence Apartments

57 - 59 Well Street, Bradford, West Yorkshire, BD1 5PS





# The Development

Broadway Residence is a refurbishment development scheme providing an essential living environment for the people of Bradford.

The scheme consists of 59 individual residential units split into studios, one bedroom and two bedroom apartments. The developer is offering a 10 year rental guarantee on all unit sizes in partnership with Dream Apartments. Redevelopment works include a complete overhaul of the building's façade and the

installation of feature lighting throughout. The building will retain its unique styling in line with the architect's original contemporary and minimalist vision.





## The Broadway Shopping Centre

- £260m Shopping Centre
- On the door step to Park House Apartments
- Opened in 2015
- 570,000 sqft
- More than 70 restaurants, cafes and shops

Broadway Residence is perfectly suited for tenants looking to live in the city centre. They will be on the door step to the brand new £260 million Broadway shopping centre, some of the city's best bars and restaurants and a short walk away from the University of Bradford.

The development offers the best high-end accommodation in the area along with a fantastic location, thereby appealing to tenants who are looking for quality apartments. Based on the

city's strong demand for private rented accommodation there is an anticipation for extremely high demand from culturally aware young professionals in the city centre.

The £260 million shopping centre was the largest UK retail centre to launch in 2015 with cutting edge interior design and a layout which connects Little Germany to the rest of central Bradford. Easily accessible by car, bus, rail or on foot, The Broadway offer over 70 shops

and eateries with an individual mix of stores and recognised high street brands; all under one roof. Retailers within the centre including Debenhams, Marks and Spencer, Next, Topshop, Topman, H&M, Superdry, Schuh, Office, Kiko Milano, Paperchase, Ernest Jones, plus many more. The Broadway, Bradford won the coveted "Development of the Year" category at the Yorkshire Business Insider Property Awards in 2016, beating off strong competition from other projects in the Yorkshire region.

# City Centre Living







# The Location

## University & Colleges

University of Bradford	15 minutes
Bradford College	14 minutes

## Transport

Bradford Interchange Station	7 minutes
Forster Square Rail Station	8 minutes
Leeds Bradford Airport	24 minutes

## Shopping

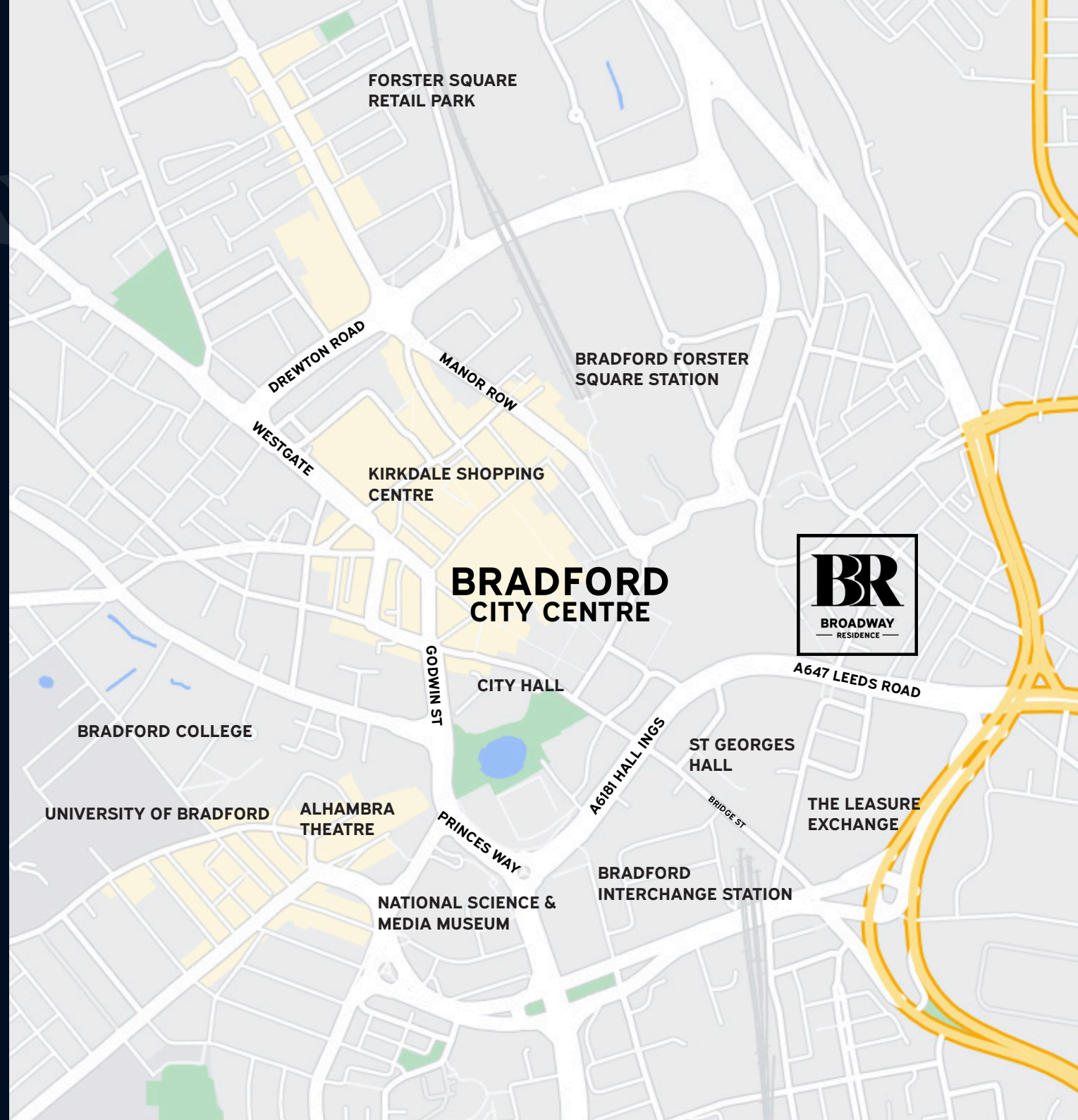
Broadway Shopping Centre	2 minutes
Kirkgate Shopping Centre	9 minutes
Forster Square Retail Park	12 minutes

## Sport

Bradford City Football Club	8 minutes
Bradford Bulls Rugby Club	12 minutes
Bradford Ice Arena	12 minutes

## Attractions & Entertainment

Cineworld Cinema IMAX	3 minutes
St. George's Hall	4 minutes
National Media Museum	12 minutes
Richard Dunn Sports Centre	12 minutes







# Purchase Process

Our team of specialist advisors are on-call to assist you throughout the investment process from initial enquiry through to the completion and tenanting of the property.

We are more than happy to show potential and interested purchasers around the site, introduce them to the project's developer and answer any queries that may arise during the process.

We are anticipating incredibly high demand for this project based on the success of the developer's past schemes

so we advise any interested parties to get in touch with us as soon as possible to avoid disappointment.

We have a clear and transparent purchase process; our investment consultants are available to guide you through each step.

## Payment option available:

1. £5000 Reservation Fee

2. Instruct solicitors

3. 35% deposit on Exchange  
(within 28 days of reservation)

4. Balance on completion  
(less reservation fee)

All monies are held only to order of progressed work on site and can only be released via certificate





# The Apartments





## Available Apartments

Studio: 14 Units

1 Bedroom: 12 Units

2 Bedroom: 33 Units

## Specifications

### Kitchen

- High specification hand made by British Craftsmen, fitted units with a high gloss finish.
- Engineered worktops.
- Fully integrated appliances: microwave, fridge/freezer, ceramic hob with stainless steel extractor hood.
- Feature Lighting.

### Ensuite Bath & Shower Rooms

- Pure white suites with chrome taps and mixers.
- Large shower enclosure.
- Contemporary porcelain tiling.
- Large vanity mirror.
- Chrome Towel Ring.
- Low voltage shaver socket.
- LED lighting to washbasin and shower area.

### General Features

- Secured bicycle storage.

### Fixtures & Fittings

- Full height entrance & internal doors.
- Suites feature double beds with additional storage facilities by local designers.
- Wardrobes with high gloss doors.
- Brush chrome door handles and light switches
- Recessed downlights to kitchen, living

room, bedrooms & bathrooms.

- Satellite TV and telephone outlets to living room and bedroom

### Flooring

- Kitchen in premium quality engineered oak effect flooring.
- Bedroom and living room carpeted in a warm, neutral colour tone

### Decor

- Smooth finish to all surfaces, painted in Farrow & Ball paints
- European Veneered Polished Oak finish to doors and woodwork.

### Security & Warranty

- Intercom entry system to all apartments



# Studio Apartments

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# One Bedroom Apartments

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# Two Bedroom Apartments

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