



140a Hangingwater Road, Nether Green, Sheffield S11 7ES

Saxton Mee

Lettings



# 140a Hangingwater Road

## Nether Green

Per Calendar Month

### £795 Per Calendar

On offer for rent is this spacious two bedroomed ground floor apartment in this Victorian end terrace conversion. UPVC sealed unit double glazing and central heating via a combination boiler. Dining Kitchen with good range of built-in units and appliances. Large inner hall, bay windowed lounge with French windows leading out to side terrace and garden. Double bedroom one, single bedroom two, bathroom with full good quality suite in white and shower set over bath. On a corner plot with garden area to front, side and rear, attractively maintained and landscaped with small lawned area to the rear and off road parking to the rear. PART FURNISHED 6-12 MONTH TENANCY. Restrictions: No smokers or pets. Energy Efficiency Rating D. Council Tax Band A







While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point, which is of particular importance to you, please contact the relevant office. The Agents have not tested any apparatus, equipment, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification. Please note all the measurement details are approximate and should not be relied upon as exact. All plans, floor plans and maps are for guidance purposes only and are not to scale. Under no circumstances should they be relied upon as exact or for use in planning carpets and other such fixtures, fittings or furnishings. YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOAN SECURED ON IT. 'A Life Assurance policy may be requested.' 'Written Quotations of credit terms available on request.'

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