



59 Toftwood Road, Sheffield S10 1SJ £1,200 Per Calendar Month

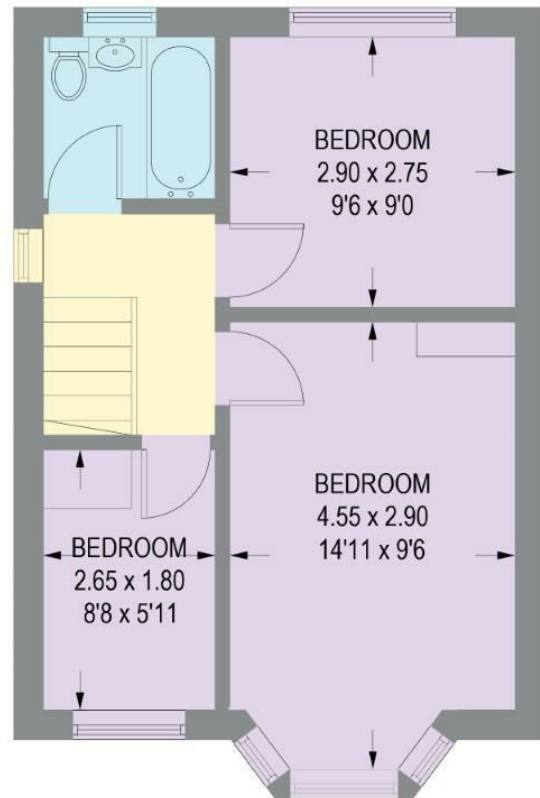
A superb, fully modernised and upgraded three bedroom semi detached family property which must be viewed internally to appreciate. Convenient for excellent shopping facilities of Crookes and schools and close to universities and hospitals. The property briefly comprises; entrance lobby, bay windowed sitting room with feature fire, superb dining kitchen, the kitchen area newly fitted out with base and wall units and built-in appliances, adjacent dining area. First Floor: two double bedrooms and third single bedroom. Modern bathroom with full suite and shower over bath. Outside: forecourt to the front. To the rear, southerly facing easily maintainable flagged garden area and open aspect. UNFURNISHED 6-12 MONTH TENANCY. Restrictions: No sharers, smokers, pets, or students. Energy Efficiency Rating D. Council Tax Band B

59 TOFTWOOD ROAD

APPROXIMATE GROSS INTERNAL AREA = 67.9 SQ M / 731 SQ FT

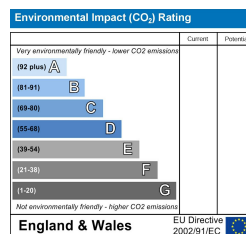
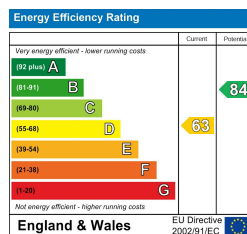


GROUND FLOOR = 34 SQ M / 366 SQ FT



FIRST FLOOR = 33.9 SQ M / 365 SQ FT

Illustration for identification purposes only, measurements are approximate, not to scale.



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