



SIMPLE LIFE



GO GET  
YOUR FIRST  
MONTH'S RENT  
**FREE!\***

*\*Available on selected properties  
for a limited time only.*

## Elvaston Way, Sheffield, S2

£1,395 PCM

Welcome to Simple Life's Prince's Gardens, situated only 2.5 miles away from Sheffield city centre. 0.25 miles away, there is a regular tram and bus service from Manor Top to Sheffield, with one or the other leaving every 5 minutes. The A57 is just over a mile away, giving easy access to the M1.

The Hazel offers bright and spacious accommodation throughout with a large fully-fitted kitchen/dining room just off the hallway.

To the rear of the property sits an impressive living area with French windows, offering views on to your garden space. Beautiful and light during the summer months. The first floor offers four bedrooms: two double bedrooms and two single rooms, with a family bathroom.

The site is close to Manor Top, a local shopping and amenity centre and there's also a ready supply of good primary schools and nurseries nearby including St Theresa's Catholic Primary School directly next door to the development and Prince Edwards also within very close proximity of the site.

A flower-filled park, situated at the back of the site, is a beautiful feature of this development. Along with the leafy, tree-lined streets, this development will boast a very picturesque setting.

Deposit: £1600

Council Tax: B

Unfurnished

Available 16th September 2025



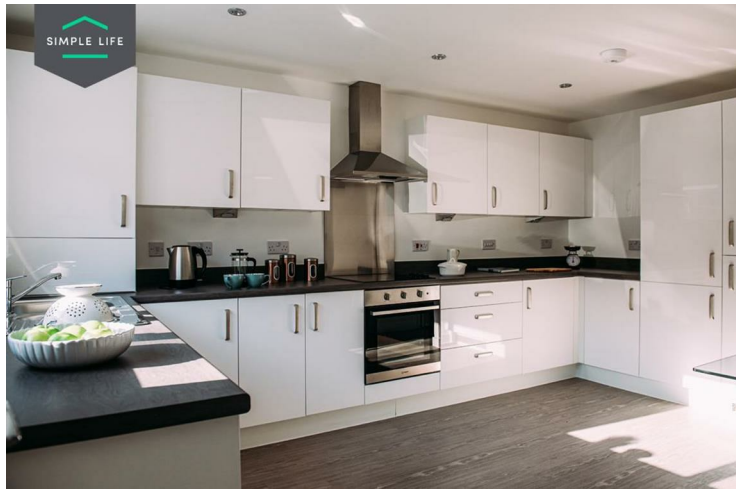
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## Key Features

- Car Parking Space
- Dishwasher
- Washing/drying machine
- Modern kitchen worktops and units
- Private back garden
- Security Alarm
- Fridge-freezer
- Oven and hob
- Carpets up the stairs and in the bedrooms
- Blinds in the bedrooms

## Location

