



Directions

Viewings

Viewings by arrangement only. Call 0114 483 0038 to make an appointment.

EPC Rating

C

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales			
EU Directive 2002/91/EC			



JC SALES & LETTINGS

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E-mail: sales@jc-salesandlettings.com

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2 Briarfield Avenue, Sheffield, S12 3LA

£950 Per month

- Available for immediate occupation
- Modern kitchen and bathroom
- Close to an abundance of local amenities
- Good access to motorway network
- Early viewing highly recommended
- Driveway for off road parking
- Attractive garden to the rear
- Well presented three bedroom semi-detached
- Ideal for a professional couple or family
- EPC Grade C

2 Briarfield Avenue, Sheffield S12 3LA

***AVAILABLE FOR IMMEDIATE OCCUPATION *** IMMACULately PRESENTED three bedroom semi-detached property with OFF ROAD PARKING and an ATTRACTIVE GARDEN. Ideal for a professional couple or family and conveniently located for an abundance of local amenities, public transport links and the motorway network. In brief the accommodation comprises: entrance hall, living room, dining room, kitchen, three first floor bedrooms and a bathroom/WC. Driveway to the front and attractive garden to the rear. An early viewing is highly recommended to avoid disappointment! EPC Grade C.



Council Tax Band: B

