



## Directions

## Viewings

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

## EPC Rating

B

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		92
(81-91) <b>B</b>	86	
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		



**JC SALES & LETTINGS**

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9 Peppercorn Way, Wickersley, S66 1DA

£3,000 Per month

- Huge, four bedroom detached with additional dressing room
- Off road parking for multiple vehicles
- Furnished
- Available for immediate occupation
- Internal inspection highly recommended
- Gym and sauna
- Excellent specification throughout
- Highly sought after development
- Ideal for a family
- EPC Grade B



# 9 Peppercorn Way, Wickersley S66 1DA

\*\*\* AVAILABLE FOR IMMEDIATE OCCUPATION \*\*\*  
An extremely rare opportunity to rent this HUGE and VERY WELL PRESENTED, four bedroom DETACHED property. The property benefits from being FURNISHED and is finished to a VERY HIGH SPECIFICATION, with FOUR RECEPTION ROOMS, GYM and SAUNA.  
This property truly needs to be viewed to be fully appreciated and has been looked after and cared for by the owner. Occupying an enviable position on this very HIGHLY SOUGHT AFTER development, close to an abundance of local amenities. An early viewing is highly recommended to avoid disappointment!  
EPC Grade B.

 4  3  4  B

Council Tax Band: G

