

NORFOLK PARK



House - Detached (EPC Rating: D)

DONNINGTON ROAD, SHEFFIELD, S2 2RF
£1,100 Per month

2 Bedroom House - Detached located in Norfolk Park

This charming stone fronted detached property is located in the desirable Norfolk Park area of Sheffield, offering the perfect balance of calm and convenience. Just a short walk from Norfolk Park, easy access to the city centre via City Road and walking distance to the Sheffield train station.



Perfect for working professionals, couples, or families, On the ground floor this home features a large open-plan dining and living area, a welcoming hallway, and a spacious well-equipped kitchen ideal for entertaining or enjoying everyday life.

The property also benefits from a good sized bathroom with a shower over bath, perfect for unwinding after a long day. Furthermore, there is two generously-sized double rooms and a study, ensuring ample space.

Step outside to enjoy an enclosed wraparound garden, offering privacy and a relaxing space. The garage is a great space for storage and there is off-street parking for one car with plenty of on-street parking available.

With a council tax band B, this is an excellent opportunity to secure a spacious, well-located home in a highly sought-after area.

Available from Mid-March, this property is to be let unfurnished, and viewings to commence at the beginning of March.

Don't miss out – schedule your interest for a viewing today!

Holding Deposit: £258.00

Council Tax Band

B

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		83
(69-80) C		
(55-68) D	60	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.