



**Prince Of Wales Mews, Church Street, Eckington, Sheffield S21 4BG**

 2  1  1  B

**£700 Per Month**

**PINEWOOD**



**Prince Of Wales Mews  
Church Street  
Eckington  
Sheffield  
S21 4BG**



**£700 Per Month**

**2 bedrooms  
1 bathrooms  
1 receptions**

- Modern Kitchen with Integrated Appliances
- Modern Bathroom With White Suite and Shower Over Bath
- Open Plan Lounge/Kitchen - Juliet Balcony
- Allocated Parking For One Car In The Communal Car Park
- Close To The Town Centre of Eckington - Easy Access To The M1 Motorway
- Neutral Carpets And Neutral Decor - Underfloor Zone Controlled Heating Throughout
- Gas Central Heating - Double Glazing - EPC Rating B - Council Tax Band A
- Communal Garden/Orchard
- Utility Room with Space/Plumbing for Washing Machine and Tumble Dryer
- One Double Bedroom and One Single Bedroom

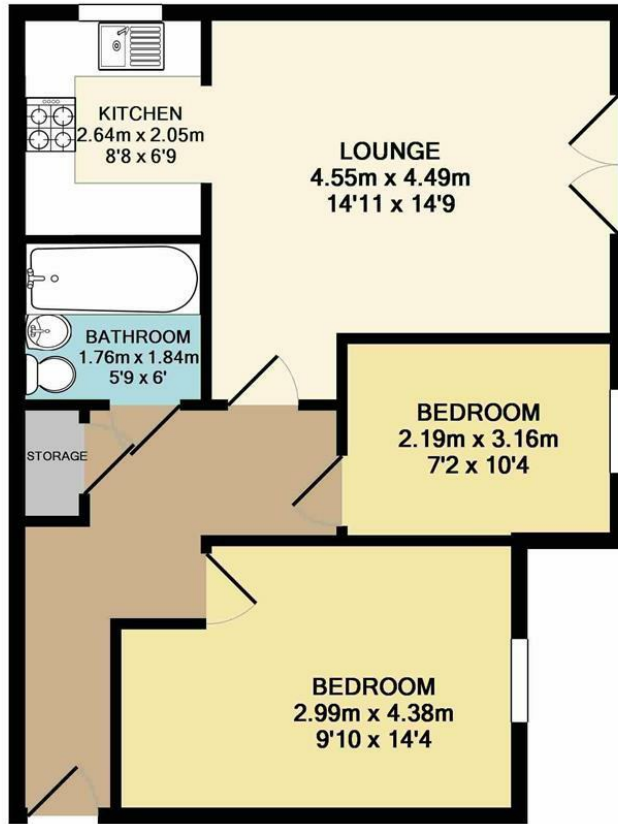
**\*\*LUXURY APARTMENT\*\***This is a TWO bed luxury FIRST FLOOR apartment with allocated off road parking situated in Eckington close to all the local amenities and easy access to the M1 motorway. This stunning apartment has a modern open plan lounge and kitchen, which includes an integrated slimline dishwasher, fridge freezer, oven, four ring gas hob, extractor hood and laminate worktop. The spacious lounge has french doors with a Juliet balcony. The modern fully tiled neutral bathroom has a three-piece white suite with chrome fittings and a shower over the bath. There are two very good sized bedrooms one single, one double which are neutrally decorated and both benefit from t.v points and telephone points. In the entrance hallway, there is also a utility room which houses plumbing for the washing machine and space for a tumble dryer. New neutral stone colour decor runs throughout the property along with neutral carpets. There is individually controlled underfloor heating to every room and double glazing.

**\*\*If you would like to view this property, or apply for it, please click the 'Request Details' button on Rightmove and enter your information\*\***

**\*\*VIDEO TOUR AVAILABLE - TAKE A LOOK AROUND\*\***

#### **DISCLAIMER**

These particulars do not constitute part or all of a contract. While we endeavour to make our particulars fair, accurate and reliable, they are only a general guide to the property the photos are for reference purpose only, the white goods advertised may not be in situ and and if there are any points which are of particular importance to you or any particular white goods required please check with the office and we will be pleased to check the position on these.



TOTAL APPROX. FLOOR AREA 53.4 SQ.M. (575 SQ.FT.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given  
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Energy Efficiency Rating			Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO <sub>2</sub> emissions		
EU Directive 2002/91/EC	82	82	EU Directive 2002/91/EC	86	86
England & Wales			England & Wales		

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