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9 Crabtree Place, Sheffield, S5 7BN



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## £1,200 Per Calendar Month

Welcome to this charming detached house located in the peaceful cul de sac of Crabtree Place, Sheffield. This delightful property boasts three bedrooms, perfect for those in need of extra space.

Upon entering, you are greeted by a newly refurbished interior that exudes modern elegance. The house features a spacious reception room, ideal for entertaining guests or simply relaxing with your loved ones. The lounge area is bright and airy, with patio doors that lead out to a private level rear garden, offering a tranquil outdoor space to unwind.

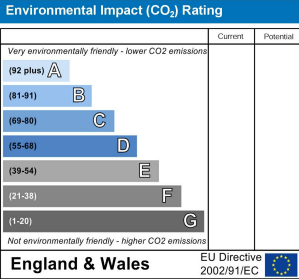
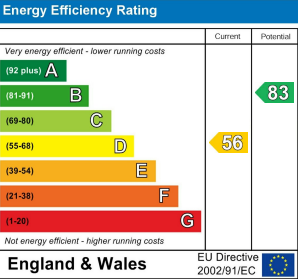
The heart of this home is the newly fitted modern kitchen, a chef's delight with its sleek design and contemporary appliances. Whether you enjoy cooking up a storm or simply appreciate a stylish space to dine, this kitchen is sure to impress.


The property also includes a newly renovated bathroom, adding a touch of luxury to your daily routine. The three well-proportioned bedrooms provide comfortable retreats for the whole family, each offering a peaceful sanctuary to rest and rejuvenate.

Located near the Northern General Hospital, this house offers convenience and tranquillity in equal measure. With its prime location in a quiet cul de sac, you can enjoy the best of both worlds - a peaceful retreat away from the hustle and bustle, yet close enough to amenities for your daily needs.

Don't miss the opportunity to make this beautifully refurbished house your new home. Book a viewing today and step into a world of modern comfort and style at Crabtree Place.

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Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		<b>83</b>
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>56</b>	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.









