



BROOMHILL PROPERTY SHOP

Your one-hop, property shop



Flat 2 71 Marlborough Road, Broomhill, Sheffield, South Yorkshire, S10 1DA

Rent: £1300.00 Per Calendar Month, excluding utilities & council tax

Rent Schedule: Monthly in advance

Security Deposit: Total £1300.00

Bills Package: Unihomes package available for gas, electricity, water, internet & TV licence (optional)

Council Tax: Band TBC - not applicable for full-time students

EPC Rating: C

Tenancy Dates: 2nd September 2026 – 31st August 2027

£1,300 PCM

Available: 2nd September 2026

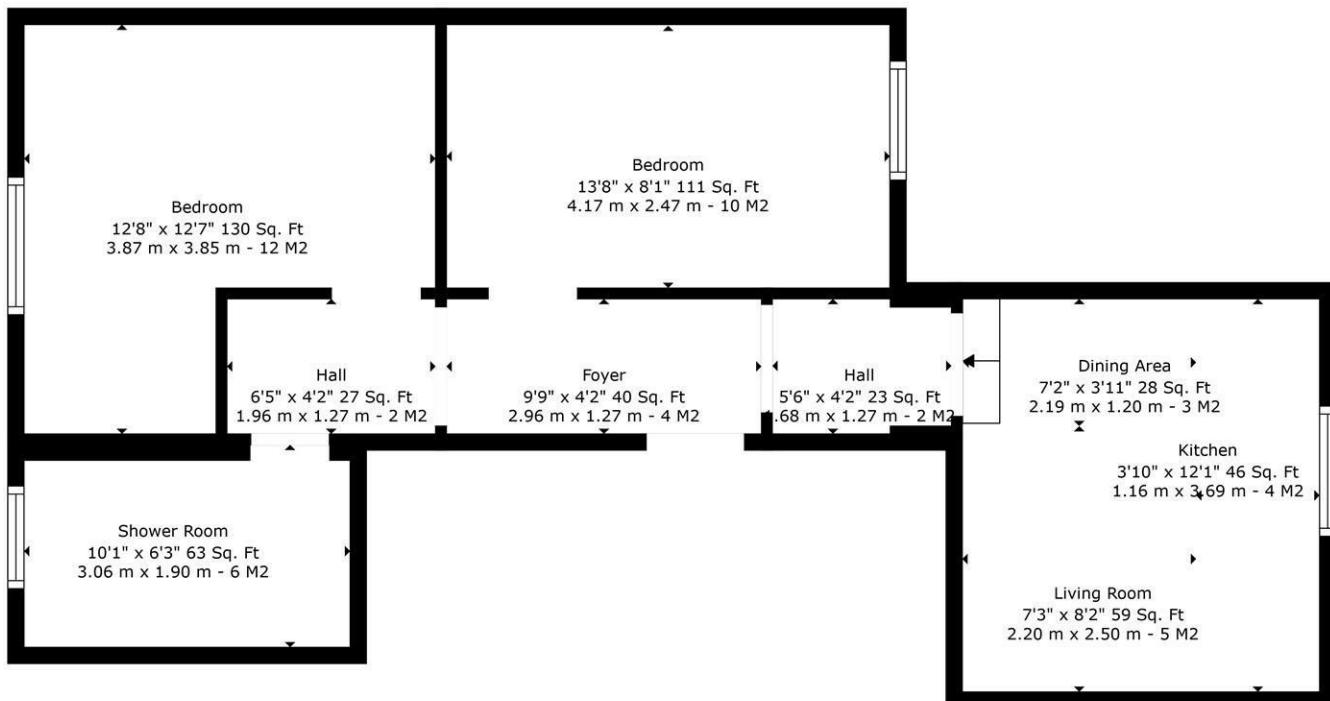
- 2 Bedroom Flat
- Broomhill
- Modern Bathroom
- Open Plan Kitchen Living Room
- Two Good Size Double Bedrooms
- Fully Furnished
- Tenancy Dates -2nd September 2026 – 31st August 2027
- Deposit - 1 Months Rent
- RENT - £1300pcm
- Unihomes Bills Package Available Upon Request





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BROOMHILL
PROPERTY SHOP

TOTAL: 547 sq. ft, 51 m2
71 MARLBOROUGH ROAD, FLAT 2: 547 sq. ft, 51 m2

Sizes And Dimensions Are Approximate. Actual May Vary

Energy Efficiency Rating	
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

Environmental Impact (CO ₂) Rating	
Very environmentally friendly - lower CO ₂ emissions	
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not environmentally friendly - higher CO ₂ emissions	
England & Wales	EU Directive 2002/91/EC



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