



Foxholes Farmhouse Bradfield, Sheffield, S6 6HY

£1,300 Per Month

- BEAUTIFULLY PRESENTED FARM HOUSE
- CHARACTERFUL PROPERTY
- BREATHTAKING VIEWS
- MANDATORY £272PCM FOR UTILITIES & COUNCIL TAX
- GREAT RURAL VILLAGE LOCATION
- OFF ROAD PARKING FOR TWO VEHICLES
- RENT - £1300PCM
- THREE SPACIOUS DOUBLE BEDROOMS
- LARGE REAR GARDEN
- BOND - £1500

Foxholes Farmhouse , Sheffield S6 6HY

****THREE BED FARMHOUSE**** This lovingly restored farmhouse situated in the outskirts of the Peak District provides breath-taking views of the quiet village of Bradfield. With charming historic features and a modern interior the property compromises of: newly renovated open-plan kitchen and dining area, hallway, two receptions rooms; downstairs shower room, cellar, generous galleried stairs and landing, three spacious double bedrooms, modern family bathroom. Additionally, off road parking and a spacious garden adds to the allure, making it an ideal choice for families.

A mandatory £272pcm covers all bills (council tax, electricity, gas, water & septic tank) Except broadband



Council Tax Band: Exempt



KITCHEN/DINER

17'1" x 13'5"

This newly fitted kitchen comprises of; Wall, base and drawer units; Space and plumbing for fridge/freezer and dishwasher; Integrated electric oven and four ring hob with extractor fan; Sleek white splashback and worktop with stainless steel sink and drainer with mixer tap; Free standing washing machine; Rear facing wooden double glazed window; Exposed wooden beams; Ceiling light points; Central heating radiators; Wood effect vinyl flooring, Space for dining table and chairs; Part glazed door to patio; Solid door to potential dining room or study; Open hallway leading to stairs to first floors, lounge and rear door; Solid door to access shower room and cellar;

DINING ROOM/ STUDY

16'7" x 8'9"

This reception room has plenty of potential to be utilised for your needs, whether this be an office, fourth bedroom or separate dining room to the kitchen. Having; Dual aspect rear and side double glazed windows; Ceiling light points; Central heating radiator; Wood effect vinyl flooring;

HALLWAY

Providing access to the communal garden, The hallway comprises of; Part glazed wooden exterior door; Solid door to lounge; Front facing window; Painted walls; Ceiling light point; Central heating radiator; Stairs rising to first floor;

LOUNGE

10'1" x 11'0" at widest point

Spacious lounge; Having; Vinyl wood effect flooring; Ceiling light point; Painted walls; Central heating radiator; Front facing double glazed wooden windows over looking Bradfield;

DOWNSTAIRS SHOWER ROOM

Having; Pedestal WC and wash basin; Corner shower cubicle with side screen doors and wall mounted shower; Painted walls; Ceiling light point; Central heating radiator; Marble effect vinyl flooring;

CELLAR

Providing great storage

STAIRS & LANDING

Having; Carpet flooring leading to first floor; Generous galleried landing; Painted wooden handrail and banister; Exposed wooden beams; Ceiling light points; Painted walls; Central heating radiator; Wooden window; Solid wooden doors to all bedrooms and family bathroom;

BEDROOM ONE

11'10" x 11'0"

Spacious double bedroom; With; Small step rising up to the room; Carpet flooring; Painted walls; Central heating radiator; Ceiling light point; Wooden window with views over Bradfield;

BEDROOM TWO

12'2" x 8'10"

Another spacious double bedroom; Consisting of; Carpet flooring; Painted walls; Central heating radiator; Ceiling light point; Wooden window to the rear elevation;

BEDROOM THREE

7'6" x 16'9"

Third double bedroom; Having; Small step down; Carpet flooring; Painted walls; Central heating radiator; Ceiling light point; Exposed wooden beam; Wooden windows to the front and side elevation; Built in storage;

FAMILY BATHROOM

8'3" x 5'7"

Family bathroom comprising of; Pedestal WC, wash basin and fitted bath;
Exposed beams; Ceiling light point; Extractor fan; Vinyl marble effect flooring;
Central heating radiator;

OUTSIDE

Situated in the beautiful countryside with breath-taking views; This property is entered via the gravelled drive way with hand built stone walls surrounding; Having historic features such as battlements and surrounded by characterful buildings;

Providing; South facing large communal garden; Patio area to the rear and off road parking;





Directions

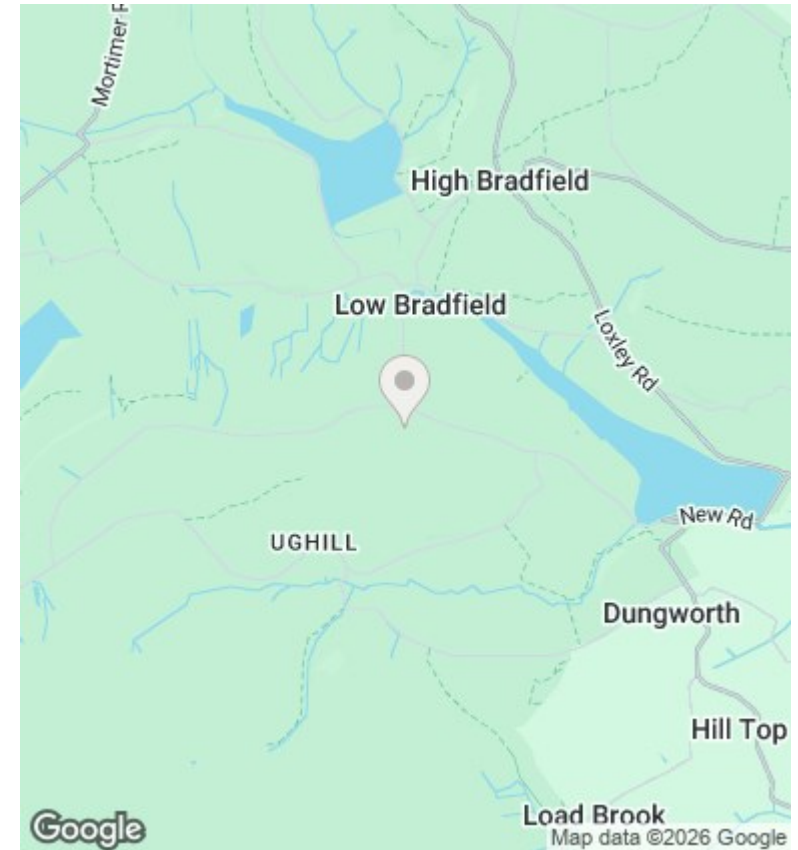
Please call 01142299060

Viewings

Viewings by arrangement only. Call 0114 2299 060 to make an appointment.

Council Tax Band

Exempt



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