



## Flat 98, 201, Porter Brook House Ecclesall Road

Wards Brewery, Sheffield, S11 8HW

£800 PCM

A well presented fifth floor one double bedroom apartment that is situated in the desirable Porter Brook House. AVAILABLE 10TH MARCH 2026 ON A FURNISHED BASIS.

- One double bedroom with an urban outlook from the fifth floor.
- Excellent EPC rating of B82
- Open plan living kitchen with spacious sitting and dining area alongside access to a private balcony.
- Council Tax Band B.
- Lift access to all floors.
- Luxurious bathroom with contemporary sanitary ware framed by elegant tiling.
- Superb location, close to town, Ecclesall Roads fashionable bars and restaurants and the train station.
- FURNISHED LET
- AVAILABLE 10TH MARCH 2026

### Viewing

Please contact our ELR Europa Link Office on 01142689900 if you wish to arrange a viewing appointment for this property or require further information.



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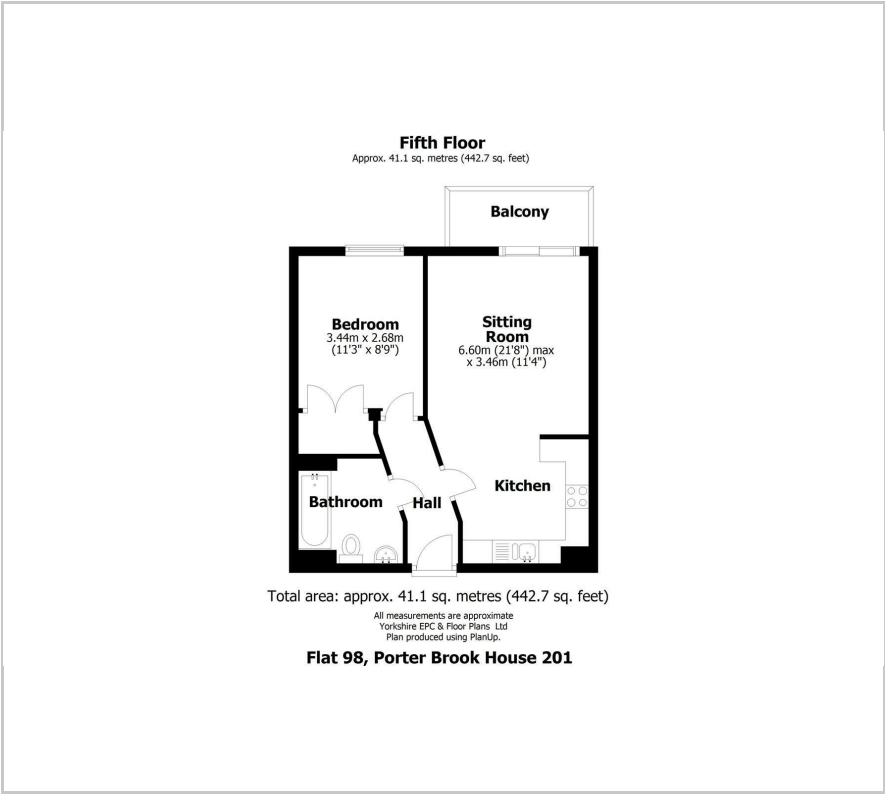
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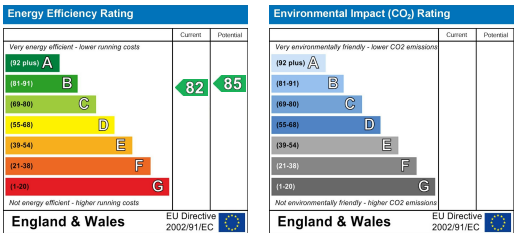
Floor Plan



Area Map



Energy Efficiency Graph



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