

# HUNTERS<sup>®</sup>

HERE TO GET *you* THERE



## Junction Road

S11 8XA

£1,200 Per Calendar Month



\*AVAILABLE NOW!\* NEWLY DECORATED THROUGHOUT 3 BEDROOM TERRACE HOUSE WITH GARDEN, HUNTERS BAR.

Located just off Ecclesall Road, this newly decorated mid-terrace house boasts an excellent position with transport links, shops and schools on the doorstep. Within an easy stroll to the many shops, bars and restaurants of Ecclesall Road and Sharrow Vale, together with great access to the City Centre.

Suitable for sharers, this property is offered on a part-furnished basis (white-goods only) and briefly comprises; small lawned garden and outhouse to the rear with access into the off-shot kitchen and adjoining dining room with cellar access, together with a bay-windowed living room to the front. To the first floor there is a double master bedroom with under-stair storage to the front, double bedroom to the rear and modern fitted bathroom including electric shower over the bath. Another great sized, double bedroom with dual aspect dormer/velux windows in the attic.



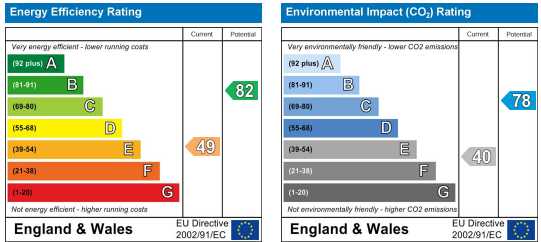
### Area Map



### Floor Plans



### Energy Efficiency Graph



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. **THINKING OF SELLING?** 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.

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