

# HUNTERS<sup>®</sup>

HERE TO GET *you* THERE



## Duncan Road

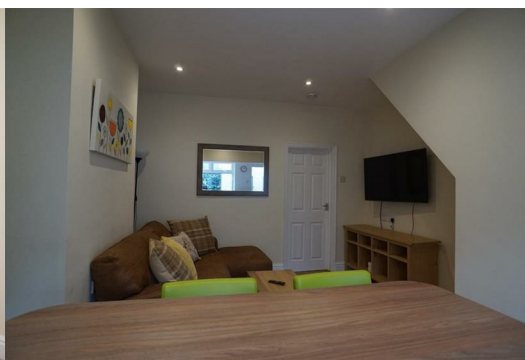
Crookes, Sheffield, S10 1SN

£1,640 Per Calendar Month



**\*\* AVAILABLE ASAP \*\*** Hunters Crookes are delighted to market this stunning four bedroom stone front terrace house located in the popular and much sought after area of Crookes being ideally located for access to local hospitals and Sheffield University. The superb accommodation, which has recently been upgraded, briefly comprises: luxury dining kitchen with utility room off, ground floor double bedroom. To the first floor are three bedrooms and modern newly fitted walk in shower room. To the outside is a walled front forecourt with privet hedge and a paved seating area to the rear.

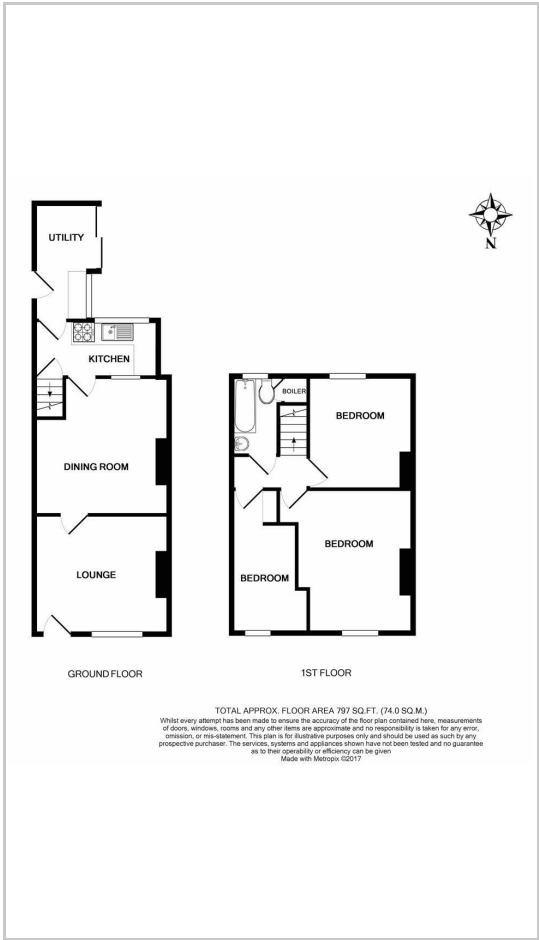
Available at £80 per person per week and includes water fibre optic broadband and Tv Licence.



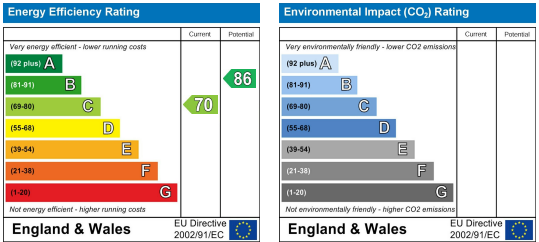
Area Map



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.