

# HUNTERS<sup>®</sup>

HERE TO GET *you* THERE



## Everton Road

S11 8RY

£1,200 Per Month



\*AVAILABLE NOW\* 3/4 BEDROOM TERRACE HOUSE WITH ENCLOSED GARDEN, HUNTERS BAR

\*Sharers Only\*

Located just off Hunters Bar, meters from the array of shops, bars and restaurants of Ecclesall Road, an easy stroll to Endcliffe Park, on-street permit parking and great public transport links into the City Centre.

Suitable for sharers, this property is offered on a fully-furnished basis and briefly comprises; bay windowed living room with sofas, dining room with dining-table and feature fireplace, separate modern kitchen with electric oven, fridge-freezer, washing machine, ample cupboard space and cellar access for storage, which in turn overlooks the yard-style rear garden, a rear-facing double bedroom on the ground floor, another double bedroom on the first floor, second rear-facing double bedroom, bathroom with shower over bath, together with a further double bedroom with Velux window in the attic. Externally there is an enclosed rear block paved yard



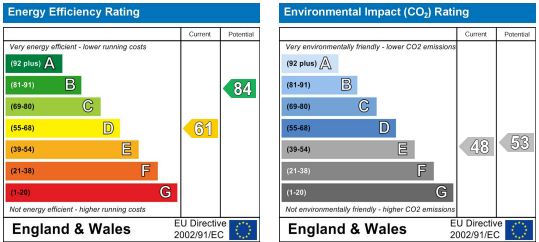
Area Map



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.

Tel: Email: