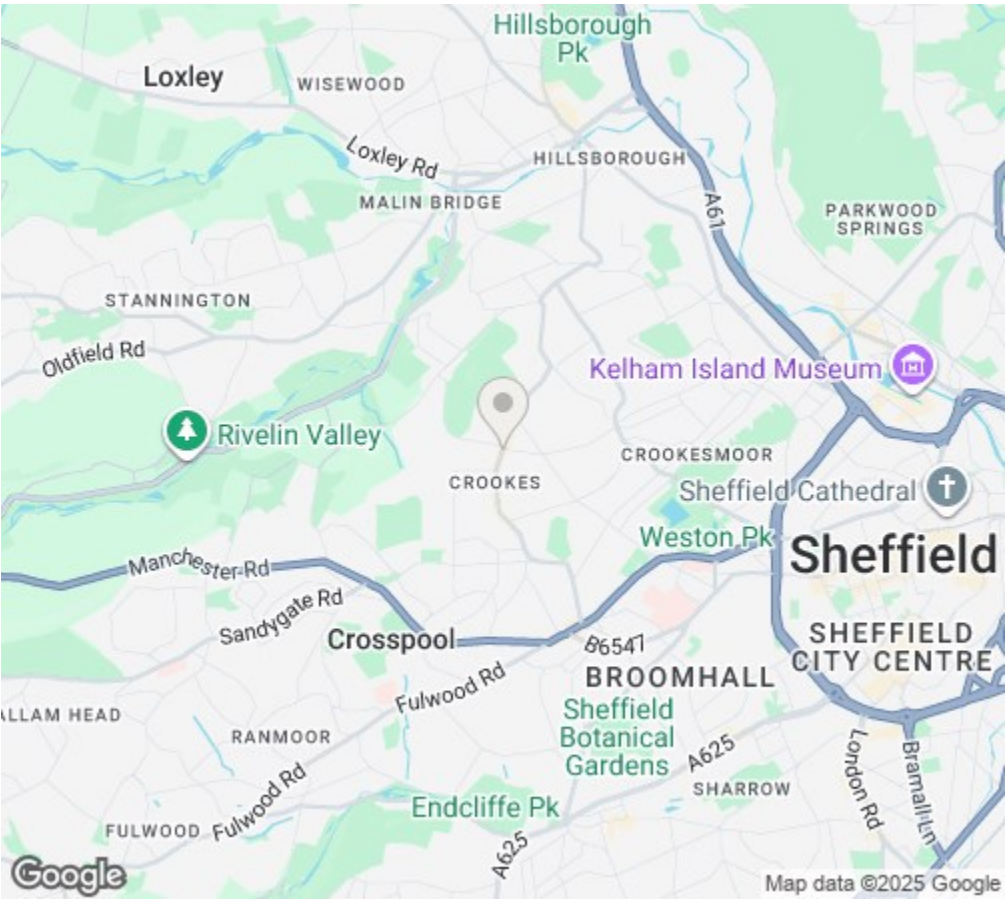




Viewings

Viewings by arrangement only.  
Call 0114 483 0038 to make an appointment.

Vendors Comments

Add text here

| Energy Efficiency Rating                    |         |           |
|---------------------------------------------|---------|-----------|
|                                             | Current | Potential |
| Very energy efficient - lower running costs |         |           |
| (92 plus) A                                 |         |           |
| (81-91) B                                   |         |           |
| (69-80) C                                   |         |           |
| (55-68) D                                   |         |           |
| (39-54) E                                   | 56      | 71        |
| (21-38) F                                   |         |           |
| (1-20) G                                    |         |           |
| Not energy efficient - higher running costs |         |           |
| England & Wales                             |         |           |
| EU Directive 2002/91/EC                     |         |           |



Tel: 0114 483 0038  
E-mail: [sales@jc-salesandlettings.com](mailto:sales@jc-salesandlettings.com)  
Website: [www.jc-salesandlettings.com](http://www.jc-salesandlettings.com)



Room 4, 239a Crookes, Sheffield, S10 1TF  
£325 Per month

- Large, double bedroom in a shared house
- Furnished
- Well presented property
- Available to single occupants only
- Excellent, highly sought after location
- Close to an abundance of local amenities
- Early viewing highly recommended
- EPC Grade D



## Room 4, 239a Crookes, Sheffield S10 1TF

DOUBLE BEDROOM in a shared four bedroom house, which is situated in the HIGHLY SOUGHT AFTER LOCATION of CROOKES!

This room is AVAILABLE IMMEDIATELY and comes FURNISHED!

Located very close to an abundance of local amenities and public transport links.

In brief the property comprises: large entrance hall / landing, living room, dining room, kitchen, double bedroom and a shower room/WC.

An early viewing is highly recommended to avoid disappointment!

EPC Grade D.



Council Tax Band: A

