



### Viewings

Viewings by arrangement only.  
Call 0114 2666300 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			79
(55-68) D			
(39-54) E		49	
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

**JC SALES & LETTINGS**

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Flat 1 10 Denby Street, Sheffield, Yorkshire, S2 4QH

£1,386 Per week

- Student: £122 per person per week
- Available 1st July 2026
- Spacious accommodation
- City centre location
- Viewing highly recommended
- Bills included option available at £160 per person per week
- Conveniently situated for both Sheffield Universities
- Modern kitchen and bathroom
- Very large, spacious living area
- EPC Grade E

# Flat 1 10 Denby Street, Sheffield S2 4QH

\*\*\* STUDENT \*\*\* £122ppw \*\*\* BILLS INCLUDED OPTION AVAILABLE AT £160ppw (Includes energy, fibre internet and water bills) \*\*\*

Stunning conversion, located right on the edge of Sheffield City Centre.

VERY SPACIOUS and WELL PRESENTED throughout.

Brilliantly located for both The University of Sheffield and Sheffield Hallam University.

Modern kitchen and bathroom with high quality furniture.

We recommend booking an early viewing to avoid disappointment!

EPC Grade E.



Council Tax Band: B

