

### 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			85
(81-91) B			
(69-80) C			
(55-68) D		62	
(39-54) E			
(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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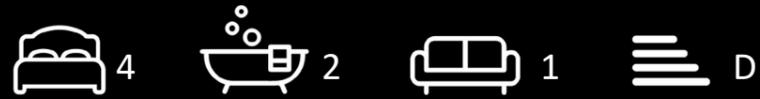
**137 Pomona Street, Sheffield, S11 8JN**

**£95 Per week**

- Two modern bathrooms
- Bills included option available at £121 per person per week
- Situated just off Ecclesall Road
- Available for a group of 4
- Four good sized bedrooms
- Student: £95 per person per week
- Bills included option includes gas, electricity, fibre internet, TV licence and water bills
- Perfectly placed for Sheffield Hallam University
- Excellent location, close to an abundance of local amenities
- EPC Grade D

# 137 Pomona Street, Sheffield S11 8JN

**\*\*\* STUDENT \*\*\* £95 PER PERSON PER WEEK \*\*\* BILLS INCLUDED OPTION AVAILABLE AT £121 PER PERSON PER WEEK (Includes: Gas, electricity, fibre internet, water and TV licence) \*\*\* AVAILABLE FOR A GROUP OF 4 \*\*\***  
A WELL LOCATED, four bedroom mid terrace property with TWO BATHROOMS, located just off ECCLESALL ROAD. Ideal for STUDENTS studying at SHEFFIELD HALLAM UNIVERSITY and close to an abundance of local amenities. In brief the accommodation comprises: lounge, separate kitchen and large double bedroom to the ground floor. To the first floor are two double bedrooms and two bathrooms. To the second floor is a large double bedroom. An early viewing is highly recommended to avoid disappointment!  
EPC Grade D.



Council Tax Band: B

