SK estate agents

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Hartopp Close, Sheffield S2 3LJ

£595 Per calendar month

Available 6th March 2019. SK Estate Agents are pleased to offer for LET this 3 bedroomed semi-detached property located in the popular area of Heeley. Situated in close proximity to commuting links with Sheffield City Centre and the M1, this fantastic newly decorated property enjoys a quiet position on a cul-de-sac road with a generous extended modern kitchen diner and would appeal to both families and professionals. In brief the property comprises; Living Room, Kitchen/Diner, 3 Bedrooms, Bathroom and Garden. A viewing is highly recommended. No Sharers, No Smokers, No Pets.

Entrance Hallway
Entrance through side facing UPVC door into entrance hallway. Having oak flooring and carpeted stairs rising to first floor.

Lounge
Large front facing lounge made bright and airy by virtue of three UPVC double glazed windows. Having solid oak flooring, TV point, two gas central heating radiators and spot lighting to the ceiling.

Kitchen Diner
Well presented extended kitchen/diner fitted with a range of base and wall units in cream with contrasting work surface incorporating a Cooke & Lewis one and a half bowl sink with drainer and mixer tap. Benefiting from a range cooker with stainless steel splash back and chimney hood extractor fan, and enclosed under stairs storage cupboard with sliding doors housing the combi-boiler and washing machine. The dining area has two rear facing windows and pitched roof with two Velux windows allowing excellent natural light. Also having two double gas central heating radiators, TV point and double opening doors onto the garden.

Landing
Having oak effect laminate flooring, side facing window, smoke alarm, and hatch allowing access to the loft.

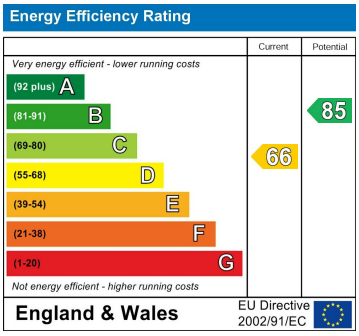
Master Bedroom
Large front facing master bedroom having two UPVC double glazed windows, down lighting, carpeted flooring and gas central heating radiator.

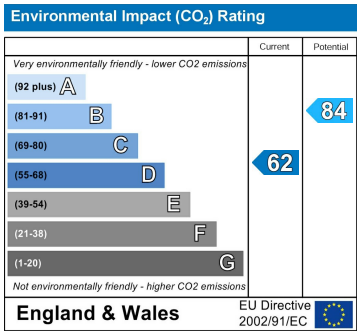
Bedroom Two
Rear facing bedroom with oak effect laminate flooring, UPVC double glazed window and gas central heating radiator.

Bedroom Three
Front facing single bedroom having carpeted flooring, UPVC double glazed window and gas central heating radiator.

Bathroom
Fitted with white suite comprising: low flush WC, pedestal wash hand basin and panelled three quarter bath with shower over and folding glass shower screen. Having rear facing UPVC double glazed obscured glass window, gas central heating radiator and oak effect laminate flooring. Also having extractor fan to the ceiling.

Outside
To the front of the property there is a driveway providing off road parking for two cars.
A gate leads to the enclosed rear garden, with slate borders and steps rising to a lawned area. Also benefiting from garden shed.





In accordance with the Property Misdescriptions Act (1991) we have prepared these property particulars as a general guide to a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and the specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings.

Lease details, ground rent and service charges (where applicable) are given as a guide only and should be checked by your solicitor prior to exchange of contracts. The copyright of all details, photographs and floor plans remains that of SK Estate Agents

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