



Lupton Road, Sheffield S8 7NN

£450 Per Calendar Month

SK Estate Agents are pleased to offer for LET this newly refurbished, 2 bedroomed maisonette located within the ever popular area of Lowedges. Situated within walking distance to a variety of amenities and excellent public transport routes, this wonderfully presented property would suit professionals or families alike. In brief the property comprises; Living Room, Kitchen, Two Double Bedrooms, Bathroom and Garden. Viewings are recommended in order to appreciate the standard of accommodation on offer. No Pets, No Smokers.



Entrance Hall

Entry via UPVC door into porch. Having sliding door leading to downstairs WC.

WC

Having low flush toilet, compact basin and also housing the combination boiler.

Hallway

Having laminate flooring, gas central heating radiator, LED spotlighting and carpeted stairs rising to the first floor landing.

Kitchen

Newly decorated and finished modern kitchen enjoying an excellent range of wooden effect wall and base units with contrasting granite effect counter tops. Having stainless steel one and a half bowl sink and drainer, washing machine, fridge/freezer, 4 ring gas hob, newly fitted oven, stainless steel extractor, gas central heating radiator, laminate flooring and rear facing UPVC double glazed window unit. White goods are supplied but if they fail or break it will be the responsibility of the tenant to repair/replace.

Living Room

Bright and spacious living room flooded with natural light from the full length, south facing UPVC double glazed sliding patio doors. Having carpeted flooring, LED spotlighting, TV point and gas central heating radiator.

Landing

Having carpeted flooring and access to all first floor rooms.

Master Bedroom

Generously proportioned double bedroom having front facing UPVC double glazed window unit, carpeted flooring, gas central heating radiator and TV point.

Bedroom Two

Good sized double bedroom having rear facing UPVC double glazed window unit, carpeted flooring, storage cupboard over the stairs and gas central heating radiator.

Bathroom

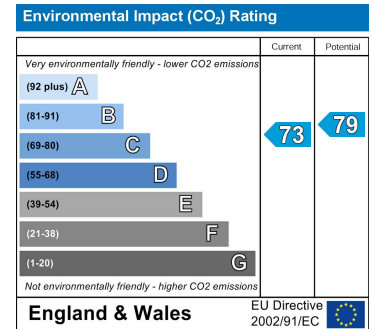
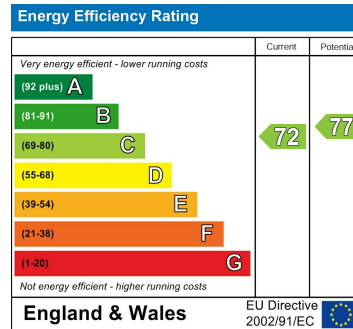
Having tiled flooring, low flush WC, ceramic pedestal sink, tiled splash backs, obscured UPVC double glazed window unit and bath with thermostatic shower over.

Outside

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

The property enjoys a fenced private garden with a lawned area and wooden built shed to the rear.



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