



7 Wilson Street, Dronfield S18 1SP

Saxton Mee

Lettings



# 7 Wilson Street

Per Calendar Month

## £825 Per Calendar

Located in the heart of Dronfield, this lovely two bedroom mid-terraced property is ideal for a single professional or couple, situated just a short walk from Dronfield Centre with excellent transport links to both Sheffield and Chesterfield, plus it's within easy walking distance of local schools and other amenities.

The property's ground floor comprises a welcoming living room, a practical kitchen/dining area with access to the cellar for storage, and a handy utility/porch to the rear. Upstairs, the first floor features a master double bedroom, a good sized second bedroom, and a bathroom fitted with a three piece suite and a shower over the bath. Outside, the property benefits from a patio area leading to a pleasant lawned garden.

This property is offered unfurnished and is available on either a 6 or 12 month tenancy. Please note that smoking is not permitted within the property. The Energy Efficiency Rating is D and Council Tax Band is A.









While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point, which is of particular importance to you, please contact the relevant office. The Agents have not tested any apparatus, equipment, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification. Please note all the measurement details are approximate and should not be relied upon as exact. All plans, floor plans and maps are for guidance purposes only and are not to scale. Under no circumstances should they be relied upon as exact or for use in planning carpets and other such fixtures, fittings or furnishings. YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOAN SECURED ON IT. 'A Life Assurance policy may be requested.' 'Written Quotations of credit terms available on request.'

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