



## Garden Flat, 15 Beech Hill Road, Sheffield, S10 2SA

Rent: £680.00 pcm, excludes utilities & council tax

Rent Schedule: Monthly in advance

Security Deposit: Total £680.00

Bills Package: Unihomes package available for gas, electricity, water internet & TV licence (optional)

Council Tax: Band A - not applicable for full-time students

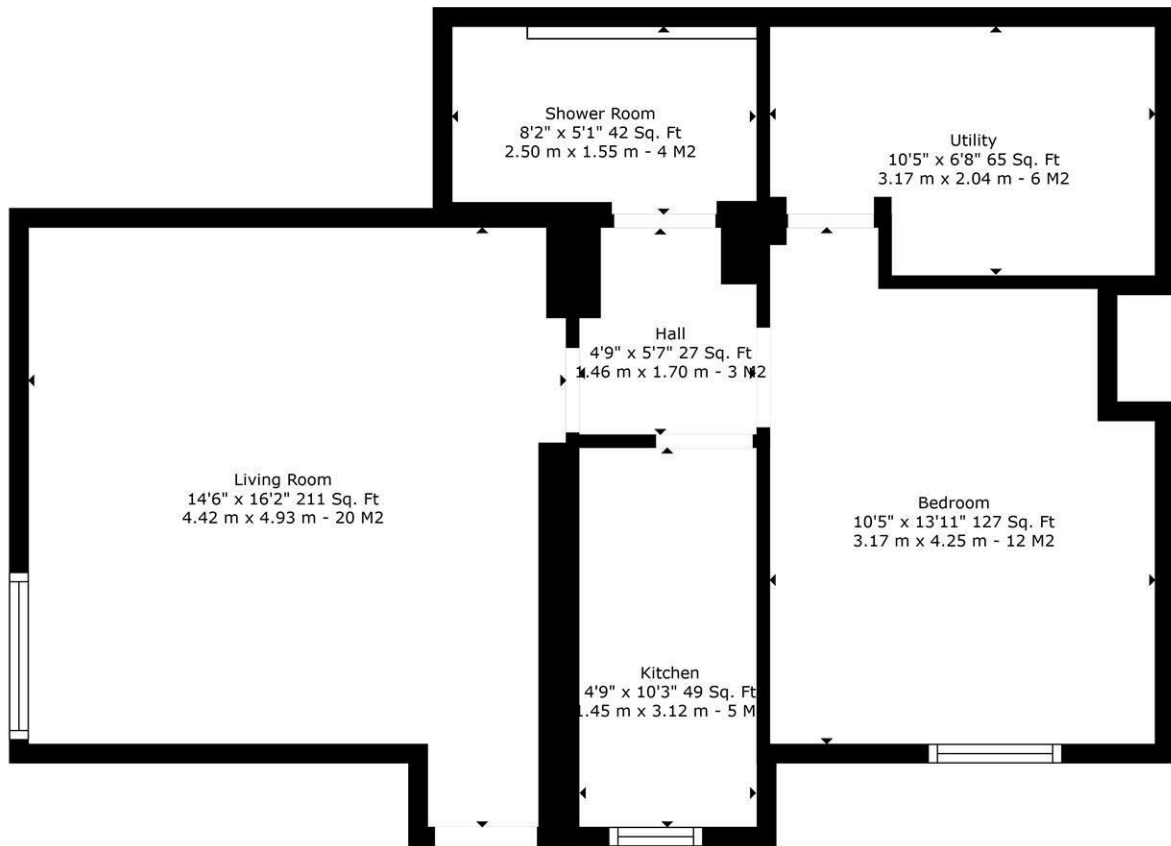
EPC Rating: D

Tenancy Start Date: 2nd September 2026

**£680 PCM**

**Available: 2nd September 2026**

- One Bedroom Flat
- Close to Hallamshire Hospital
- Double Bedroom
- Shower over Bath
- Extra Storage/Utility Room
- Large Lounge & Modern Fitted Kitchen
- Deposit - One Months Rent
- Tenancy Start Date: 2nd September 2026
- Rent - £680 pcm
- Unihomes Bills package available upon request



**TOTAL: 541 sq. ft, 50 m<sup>2</sup>**  
 15 BEECH HILL ROAD, GARDEN FLAT: 541 sq. ft, 50 m<sup>2</sup>

Sizes And Dimentions Are Approximate. Actual May Vary



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	<b>67</b>	<b>77</b>

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	<b>66</b>	<b>80</b>