



Hadfields Barn, Low Bradfield, S6

£1,450 Per Calendar Month

- NEWLY CONVERTED BARN CONVERSION
- TWO SPACIOUS DOUBLE BEDROOMS WITH EN-SUITE BATHROOMS
- COUNTRYSIDE VIEWS
- SOUGHT AFTER RURAL LOCATION
- BOND - £1673
- HARDWOOD FLOORS THROUGHOUT
- MODERN FIXTURES & FITTINGS
- GATED OFF ROAD PARKING
- RENT - £1450
- ALL BILLS INCLUDED

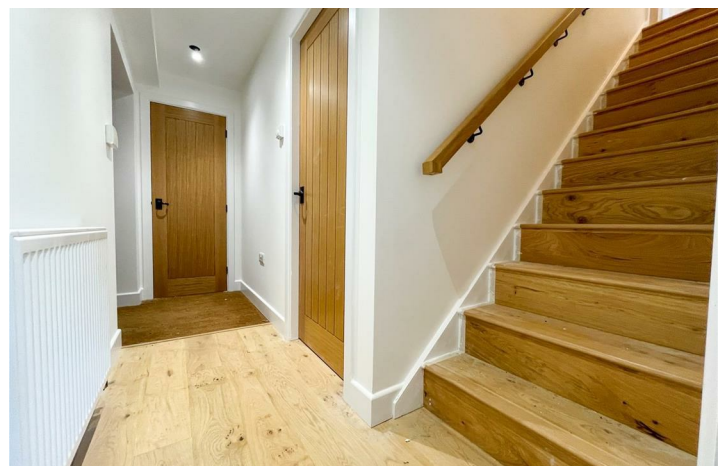
1 Hadfields Barn Hoarstones Road, Sheffield S6 6HY

****TWO BED BARN CONVERSION**** This newly converted barn is situated in the outskirts of the Peak District and provides breath-taking views of the quiet village of Bradfield. Having a high standard finish and hardwood floors throughout, the property compromises of: Entrance hall; Lounge; Large kitchen/diner; Stairs rising to the first floor; Two double bedrooms both benefiting from built in storage and modern En-suite bathrooms. The outside offers gated off road parking for multiple vehicles and a spacious communal garden.

All bills included with rent include: Council tax, Electric, Gas and Water



Council Tax Band: New Build



ENTRANCE HALL

Side access entered via uPVC stable door; Having; Wooden floors; Central heating radiator; Freshly painted walls; Solid door accessing kitchen, lounge and storage cupboard; Stairs rising to first floor; Spot lights;

LOUNGE

Lounge comprising of; Front facing uPVC double glazed window with beautiful views of Bradfield, Wooden floors; Central heating radiator; Freshly painted walls; Spotlights;

KITCHEN/DINER

Brand new fitted kitchen benefiting from; A good range of base, wall and draw units; Integrated electric oven; Four ring induction hob with extractor fan above; Integrated sink, drainer and tap; Marble effect worktop and splashback; Space for free standing fridge/freezer; Space & plumbing for freestanding washing machine/dryer and dishwasher; uPVC window double glazed window to rear elevation; Solid door to under stairs storage cupboard; Tiled floors; Central heating radiator; Freshly painted walls; Spot lights;

STAIRS

Wooden stairs and banister; Freshly painted walls; Spot lights; Solid doors leading to both double bedrooms;

BEDROOM ONE

Large double bedroom; With; Front facing uPVC double glazed window; Wooden floors; Central heating radiator; Freshly painted walls; Spot lights; Solid doors accessing en-suite and storage cupboard;

EN-SUITE ONE

With; Double shower with glass screen door; WC and wash basin; Panelled walls to wet areas; Remaining freshly painted walls; uPVC double glazed window to side elevation; Vertical heated towel rail; Tiled flooring; Spotlights; Extractor fan;

BEDROOM TWO

Another good sized double bedroom; With; uPVC double glazed window to the rear elevation; Wooden floors; Central heating radiator; Freshly painted walls; Spot lights; Solid doors accessing en-suite, storage cupboard and boiler cupboard;

EN-SUITE TWO

With; Double shower with glass screen door; WC and

wash basin; Panelled walls to wet areas; Remaining freshly painted walls; uPVC double glazed window to side elevation; Vertical heated towel rail; Tiled flooring; Spotlights; Extractor fan;

OUTSIDE

The gated property allows off road parking for two vehicles to the side. To the front a shared communal garden with majority laid lawn.







Directions

Viewings

Viewings by arrangement only. Call 0114 2299 060 to make an appointment.

EPC Rating:

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