



5 Burnside Cottages, Low Bradfield, Sheffield, South Yorkshire, S6 6LB

£1,195 PCM

- RECENTLY FURBISHED COUNTRYSIDE COTTAGE
- MODERN & SPACIOUS ROOMS THROUGHOUT
- SOUGHT AFTER LOCATION
- OFF ROAD PARKING
- BOND - £1278
- TWO LARGE DOUBLE BEDROOMS
- PICTURESQUE VILLAGE VIEWS
- PRIVATE & ENCLOSED REAR GARDEN
- RENT - £1195
- COUNCIL TAX BAND B - £1,948.59

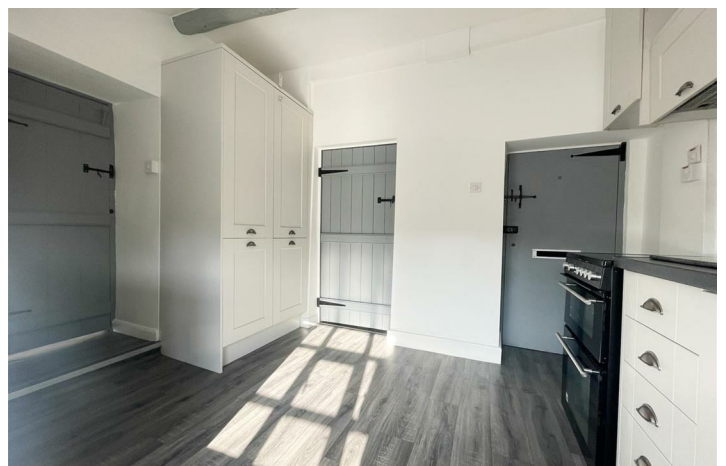
5 Burnside Cottages, Sheffield S6 6LB

This grade II listed stone cottage nestled in the heart of Low Bradfield provides views over the Cricket Pitch and neighbouring country side. A viewing is highly recommend to appreciate the sought after location and recently furbished home set on one floor.

The property briefly comprises of; Spacious lounge, Modern Kitchen; Shower room; Hallway; Two large double bedrooms. To the outside an enclosed private garden and communal courtyard provides off road parking for two vehicles.



Council Tax Band: B



LOUNGE

20'5" x 12'10"

Large lounge; Entered via part glazed door; Comprising of; Georgian windows to the front, side and rear elevations with views to the cricket pitch and beyond; Wood effect vinyl flooring; Painted walls; Two central heating radiators; Painted beam; Ceiling light point; Loft hatch; Solid doors leading to kitchen and hallway;

Private and enclosed gated garden with greenhouse and out house surrounded by both paved areas and mature shrubs easy to maintain.

Communal courtyard providing off road parking for two vehicles.

KITCHEN

10'5" x 10'4"

Modern kitchen with a good range of wall draw and base units; Single sink and drainer; Electric oven with a four ring hob; Freestanding dishwasher, Fridge, Freezer and washing machine; Tiled splash back; Remaining painted walls; Front facing Georgian window nook with views over the Cricket Pitch; Central heating radiator; Ceiling light; Wood effect vinyl flooring; Solid door leading to shower room;

SHOWER ROOM

A spacious shower room; With; Multi functional shower; Low level toilet to wash basin set with vanity unit; Tiled walls to wet area; Remaining painted walls; Heated towel rack; Wood effect vinyl flooring; Extractor fan; Obscure rear facing window;

BEDROOM ONE

15'8" x 11'8"

Well presented double bedroom; With; Georgian window to the front elevation with a bench to enjoy the views of the Cricket Pitch and beyond; Wood effect vinyl flooring; Central heating radiator; Painted walls; Exposed beams; Ceiling light point; Loft hatch access.

BEDROOM TWO

12'1" x 13'6"

Another larger than average double bedroom; Having; Georgian window to the front elevation with bench to enjoy the views of the Cricket Pitch and beyond; Wood effect vinyl flooring; Central heating radiator; Painted walls; Ceiling light point; Loft hatch access.

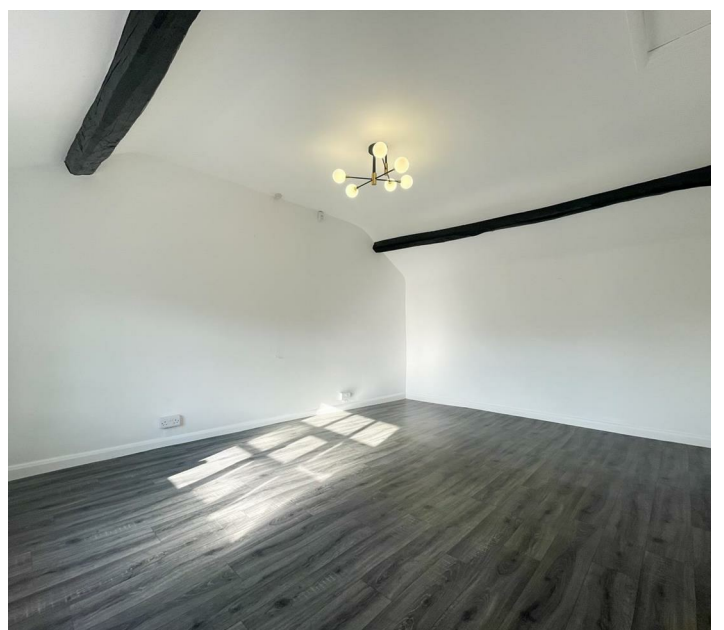
HALLWAY

Having; Wood effect vinyl flooring; Painted walls; Ceiling light point; Solid doors to both bedrooms and cellar

CELLAR

Stone steps down to cellar providing shelving for storage;

OUTSIDE







Directions

Viewings

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

EPC Rating:
D

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	57	59
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC