

58 9 Westbrook Bank, Sheffield S118YJ

GUIDE PRICE £175,000*

| STUDENT INVESTMENT

- 3/4 bedroom inner terrace
- Let to 4 students until June 2019
- £300 pw (£15,600 pa)
- Popular location close to Hunters Bar
- Potential for ongoing letting or eventual own occupation

Ground Floor

Front Bedroom 4.27m x 3.63m
Living Room 3.77m x 3.60m
Kitchen 1.98 x 3.64m with a range of white units and appliances

Basement

Cellar

First Floor

Landing
Front Bedroom 4.21m x 3.43m with closet
Rear Bedroom 3.09m x 3.31m
Shower Room/WC 2.39m x 2.03m
Separate WC

Second Floor

Large Attic Bedroom 5.79m x 3.42m with a rear facing Velux and front facing Dormer window

Outside

Raised Forecourt
Rear yard and garden area

Tenancy Details

The property is let to four students from 1st July 2018 to 30th June 2019 at £300 pw

EPC Rating E

A full copy of the EPC will be available to view via our website

VIEWING

By appointment with Jake Bond
07715 214572. jake@markjenkinson.co.uk

SOLICITORS Field Fisher LLP
Fretrade Exchange 37 Peter Street
Manchester M2 5GB

