



11 Cavendish Street , Sheffield, S3 7SL Asking Price £185,000

A modern two double bedroom apartment in the heart of the city and one of Sheffield's most desirable city centers locations. Ideal for investors with a rental value of £1000 pcm or for first time buyers.

Situated in the highly desirable West One which right on the door step of great local amenities including independent coffee shops, restaurants and shops. The apartment has been modernised throughout with new flooring and stylish decor. Not only does the apartment have a balcony but also use of a communal garden which makes a great space to relax in during the summer months. The apartment also benefits from secure underground allocated parking and bike storage.

The property benefits from two double bedrooms with large windows letting in ample light. Kitchen with a range of floor units with integrated dishwasher and tiled splash back, living and dining space with views over the communal garden and access the the balcony. Modern bathroom with shower over bath, WC, basin and heated towel rail, hallway with storage.

Please note this property is for sale on behalf of a Director of ELR estate agents.

- Modern two double bedroom property
- Underground allocated parking
- Open plan kitchen diner and living room
- Balcony and communal gardens
- Modern bathroom with shower over bath, WC and basin
- New flooring throughout
- Concierge 24/7
- Tenure: Leasehold - EWS1 certificate
- INVESTORS - FIRST TIME BUYERS
- Council Tax Band: C / EPC rating 84/B and lease runs from 14th April 2003 for 150 years

Viewing

Please contact our ELR Banner Cross Office on 0114 268 3388 if you wish to arrange a viewing appointment for this property or require further information.



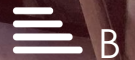
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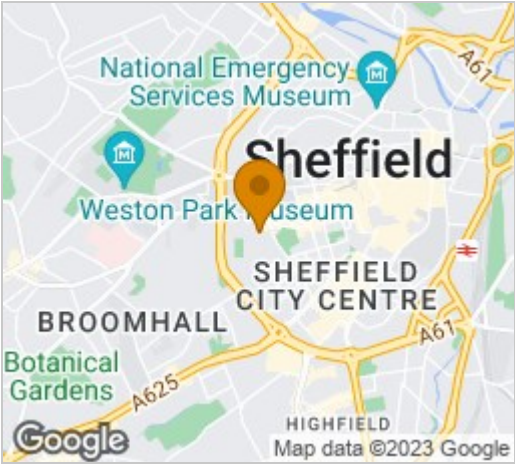


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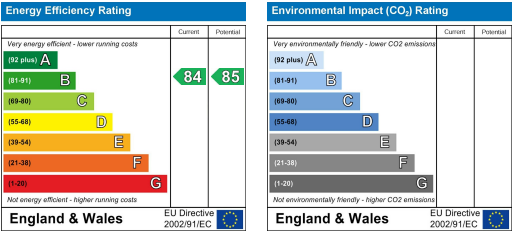
Floor Plan



Area Map



Energy Efficiency Graph



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