





11 Queens House

Queen Street • City Centre • S1 1AD

£130,000

Asking Price £130,000 Beautifully presented, bright and airy one bedroom ground floor apartment in Sheffield city centre. The property benefits from double glazing, modern living/dining/kitchen, a spacious double bedroom and modern bathroom. Includes intercom entry and secure under croft parking. Cash buyers or Investor Buy To Let only. Intercom entry into the communal entrance hall leading to the ground floor apartment. Inner hall with laminate flooring, intercom system and utility cupboard providing space with plumbing for a washing machine and tumble dryer. Open plan living/ dining/ kitchen with anthracite window allowing ample natural light, presented with neutral walls and contrasting laminate flooring. The modern kitchen hosts a range of white gloss wall and base units with a wood effect worktop, integrated fridge/freezer, dishwasher, 4 ring induction hob, oven and extractor fan. A spacious double bedroom is stylishly presented in modern tones and grey carpet. Fully tiled bathroom with a 3-piece white suite, overhead shower and chrome heated ladder style towel radiator. Queen Street is conveniently located in Sheffield city centre and is close to a good range of shops, bars and restaurants, popular nearby Kelham Island and has fantastic transport links to the surrounding areas.

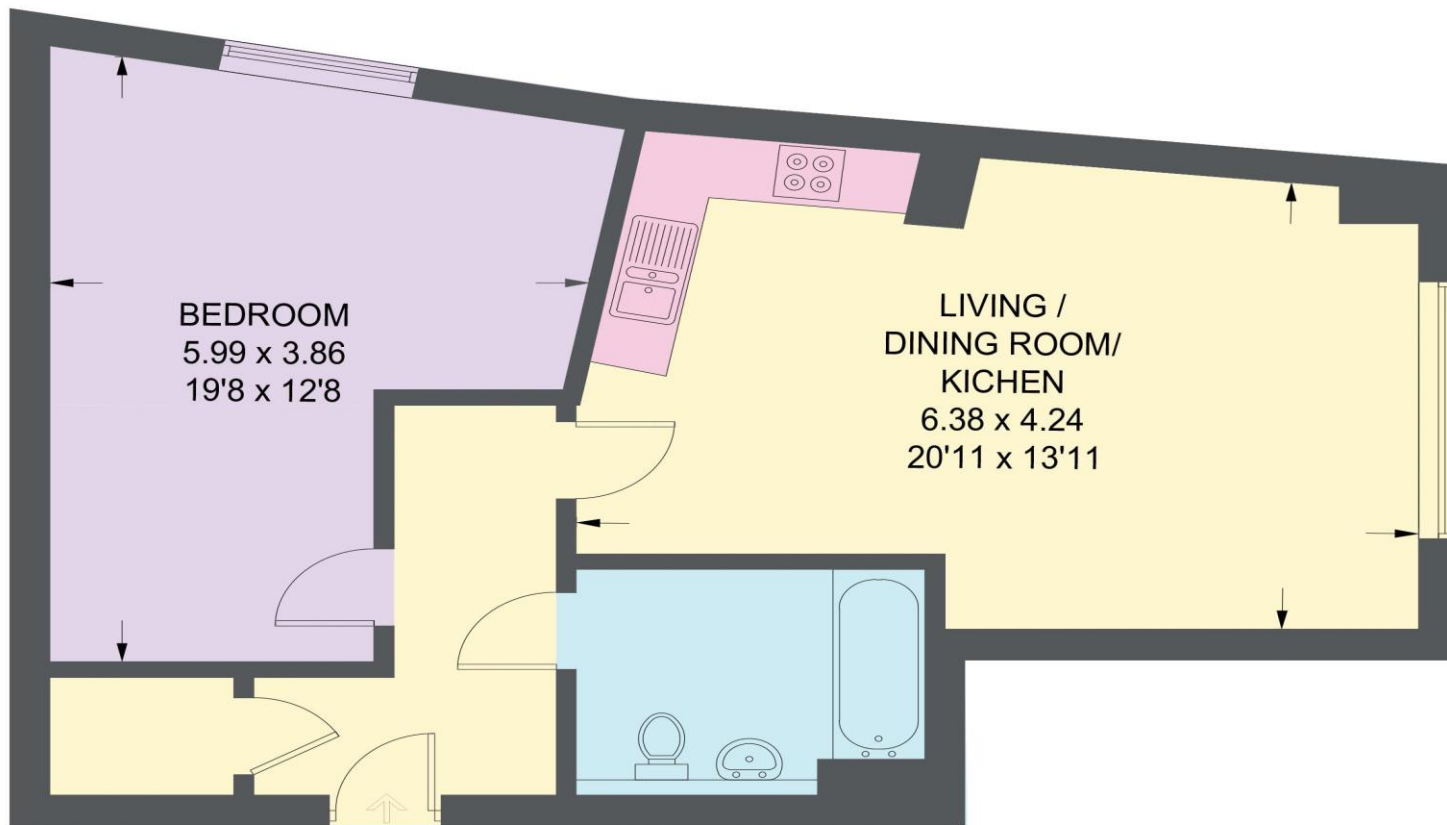


- 1 Bedroom Ground Floor Apartment
- Spacious Double Bedroom
- Modern Bathroom
- Light & Airy Open Plan Living
- Kitchen with Integrated Appliances

- City Centre Location
- Secure Under Croft Parking
- SC £362.54 / 6 months
- 135 years 27/01/2017 £200 pa
- Council Tax Band A / EPC Rating D

11 QUEENS HOUSE, QUEEN STREET

APPROXIMATE GROSS INTERNAL AREA = 61.2 SQ M / 659 SQ FT



GROUND FLOOR

Illustration for identification purposes only, measurements are approximate, not to scale.

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.



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