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**22 Raynald Road, Manor, Sheffield, S2
1PR**

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Offers in region of £110,000



Key Features

- > Ground Floor Apartment
- > Two Bedrooms
- > Allocated Parking Space
- > Recently Fully Refurbished
- > Ideal First Time Home or Investment
- > Potential Net Yield of 7.6%
- > Tenure: Leasehold
- > EPC rating C

Belvoir Sheffield are pleased to bring to the market this stunning two-bedroom ground floor apartment located in the popular S2 area of Sheffield.

Recently refurbished to a high standard and with one allocated parking space this would make an ideal first time buyer purchase or investment with potential rental income of £775+ per month.

Early viewing is advised



The apartment in brief comprises of: -

- Entrance hallway with intercom handset and storage cupboard housing the water cylinder
- Beautiful spacious open plan living / kitchen area with a range of wall and base units with integrated oven and hob with extract over and plenty of space for a dining table.
- One double bedroom and one single bedroom
- Modern bathroom containing an enclosed shower, W.C., and sink with partial cladding to the walls.

The apartment has new carpets and is neutrally decorated throughout

Located within reach of excellent amenities including schools, shops, parks and with fantastic transport links, alongside easy access to the Sheffield City Centre and the M1 motorway.

Additional Information: *Remaining Lease 104 years *Ground Rent £173.13 Per annum *Service Charge £1007 per annum *Council Tax Band A *As advised by Vendors

Disclaimers and Advice: We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, including but not limited to heating, plumbing or electrical systems and any appliances (if included in the sale) listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only, and are not precise. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller by separate negotiation. If you already have or are considering purchasing a property to let, please contact us for specialist advice.



Contact us today to arrange a viewing...

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www.belvoir.co.uk/offices/sheffield

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