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Shire House, 98 Napier Street, City Centre,
Sheffield, S11 8JA

BELVOIR!

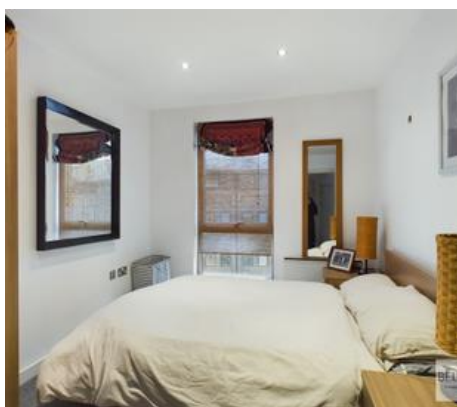
OIRO £107,500



Key Features

- > One Bedroom Apartment
 - > Second Floor
 - > Lift Access
- > Just off Ecclesall Road
- > Ideal Investment or First Time Home
 - > Balcony
- > Tenure: Leasehold
 - > EPC rating B

Belvoir Sheffield are pleased to bring to the market this fantastic one bed first floor apartment just off Ecclesall Road with its lively bars and restaurants, would suit first time buyers or investors.



The apartment in brief comprises of: -

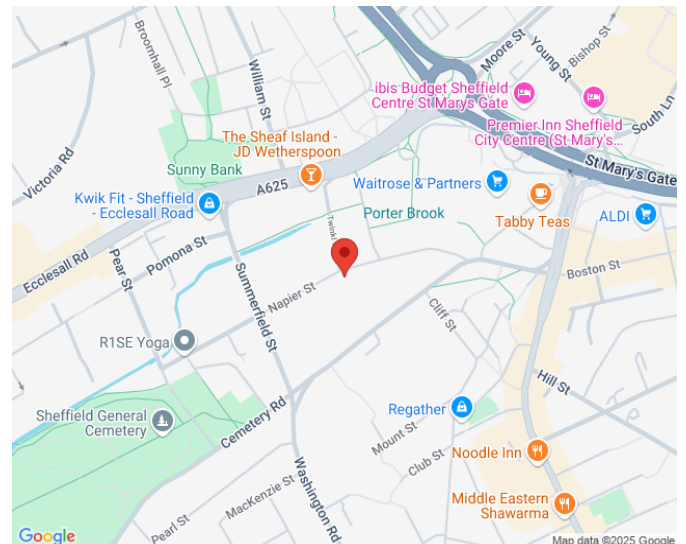
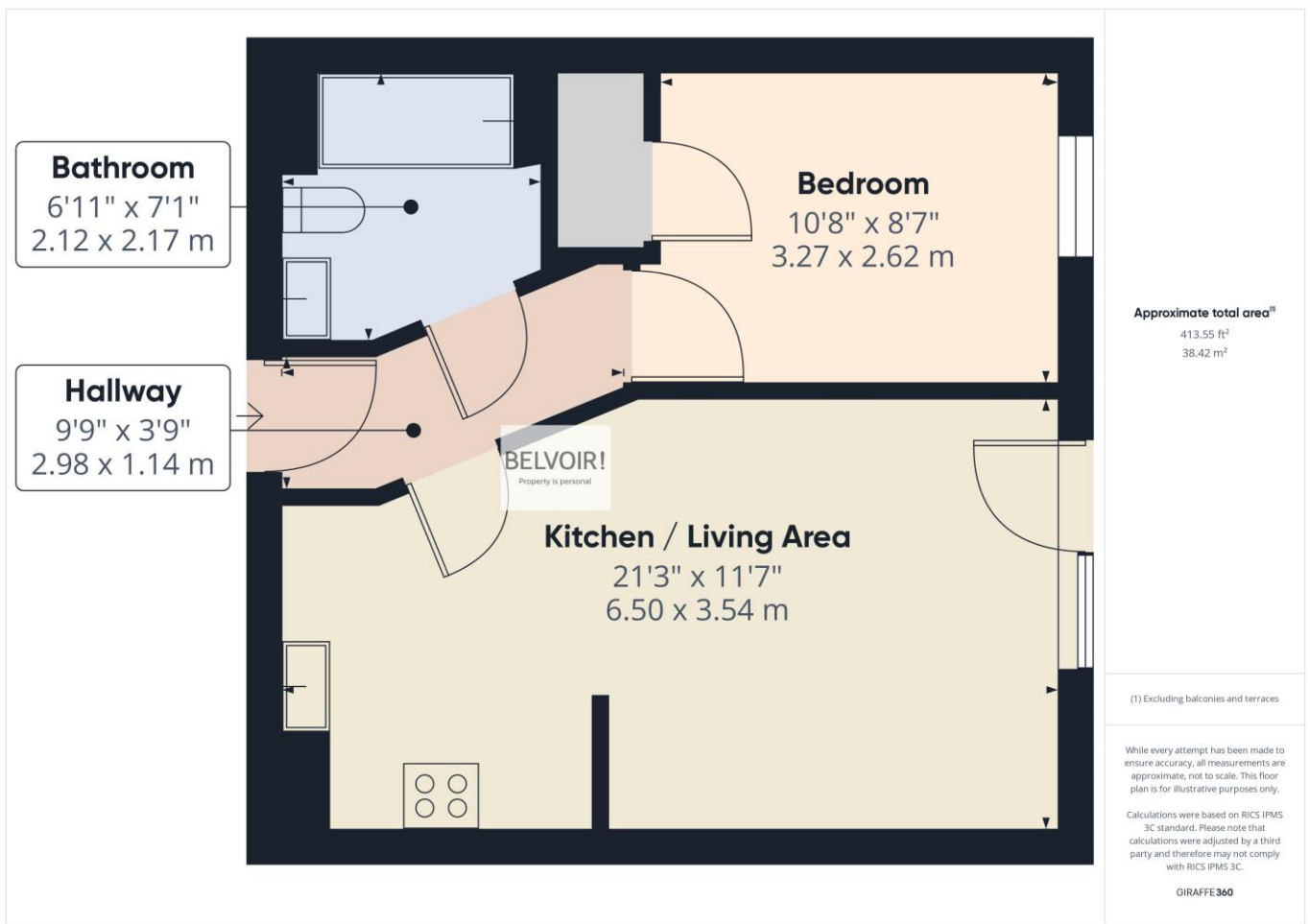
- Entrance hallway
- Spacious open plan living / kitchen area with patio door leading to good size Balcony. The stylish kitchen has integrated fridge freezer, oven and hob with extract over with space for dining table.
- Double bedroom with floor to ceiling window allowing in lots of natural light and storage cupboard housing the water cylinder.
- Modern bathroom containing a bath with shower over, W.C., sink and chrome towel rail with tiled floor and partially tiled walls.

The apartment is neutrally decorated throughout, has a intercom handset and lift access in the block.

Located in a very popular area of the city being a stones throw from Ecclesall Road with it's bustling nightlife with plenty of bars, shops and restaurants and easy access to the City Centre having fantastic transport links. There is a tenant in situ paying £785 per month on a monthly periodic contract so can be sold with tenant remaining or vacant possession.

Additional Information: *Remaining Lease 131 years *Ground Rent £175 Per annum *Service Charge £1818.76 per annum *Council Tax Band B *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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