



Shire House Napier Street, Sheffield

welcome to

Shire House Napier Street, Sheffield

Presenting a stunning two-bedroom apartment offering modern living accommodation throughout. Located within the sought-after postcode S11, this property features two bedrooms, with the master bedroom benefiting from an en-suite, a balcony, and a generous open-plan living space.



Hallway

With main entrance door, built-in store cupboard with central heating system, and an electric storage heater.

Open Plan Living Area

11' 2" x 17' 1" (3.40m x 5.21m)

With double glazed doors and matching windows leading to a decked balcony with a stainless-steel grab rail and glass panelling. A second double glazed window to the rear elevation, laminate flooring, TV and telephone points, inset ceiling spotlights, electric storage heater, and an open aspect taking you through to the kitchen.

Kitchen

7' 3" x 8' 7" (2.21m x 2.62m)

A modern white gloss style kitchen offering a range of base/wall drawer units, integrated fridge and freezer, integrated dishwasher, a roll top work surface which incorporates a four-ring electric hob with an oven underneath and an overhead cooker extractor, a stainless steel 1/2 sink unit with hot/cold mixer tap, matching laminate flooring to the living room, and two inset ceiling spotlights.

Main Bedroom

8' 11" plus door recess x 12' 1" (2.72m plus door recess x 3.68m)

With a double glazed window, electric storage heater, TV point, and inset ceiling spotlights.

En-Suite

Enjoys a modern white three-piece suite, consisting of a wall-mounted hand wash basin and W/C, a single shower cubicle with mains shower, a chrome-style towel rail, part-tiled walls, tiled floor, and inset ceiling spotlights.

Bedroom Two

11' 2" x 9' 5" (3.40m x 2.87m)

With a double glazed window, electric storage heater, and inset ceiling spotlights.

Main Bathroom

A three piece white suite, comprising of a wall mounted hand wash basin and w/c, a tiled panel bath with a shower attachment to taps and shower screen, tiled floor, part tiled walls and inset ceiling spotlights.



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welcome to

Shire House Napier Street, Sheffield

- A MODERN TWO BEDROOM APARTMENT
- LOCATED WITHIN THE SOUGHT- AFTER S11 POSTCODE
- MASTER BEDROOM WITH AN EN-SUITE
- EXCELLENT LIVING ACCOMMODATION THROUGHOUT
- OPEN PLAN LIVING WITH A BALCONY

Tenure: Leasehold EPC Rating: C

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

£150,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
SBC107668 - 0004

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