











## Flat 9 Mazda Building

St Peters Close • City Centre • S1 2EN

Guide Price £185,000 - £195,000

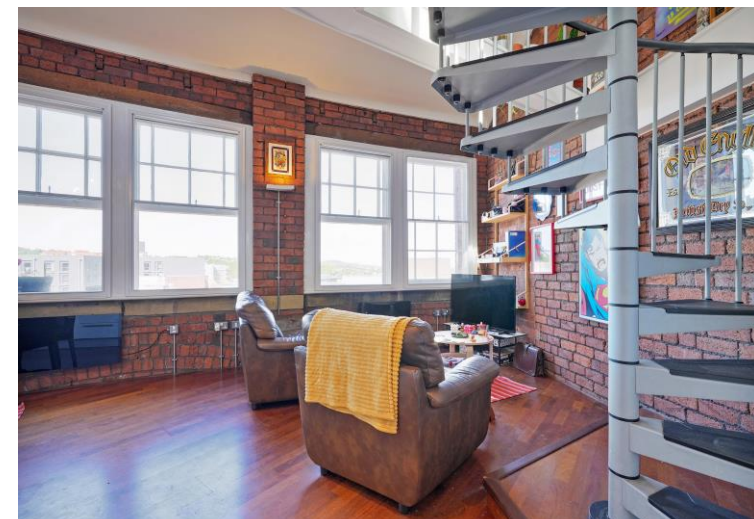
A unique, light and airy 2-bedroom, fourth / top floor apartment offering views over Sheffield. Great city centre location, offering stylish accommodation, combining period features and modern interior with spiral stairs, leading to a superb mezzanine level. Features electric wall mounted heaters and secondary glazing. An arched glass entrance with a security intercom leads into an impressive communal reception area, retaining period features, with stairs ascending to the fourth / top floor. The apartment opens into a curved hallway providing cloakroom hanging leading though to a superb open plan living space overlooking the city centre. The kitchen is fitted with modern white units, contrasting worktops and tiled splashbacks, incorporating integrated Hotpoint oven, electric hob and dishwasher. There is space for a dining area adjoining a versatile living space complemented by exposed brick and wooden secondary glazed sash windows. Spiral stairs lead to a fabulous mezzanine level, ideal for home working. There are 2 stylish double bedrooms both featuring exposed brick walls and period style secondary glazed windows with the larger sized bedroom offering an ensuite shower room. The bathroom is fully tiled, complete with 3-piece white suite and overhead shower. The Mazda Building enjoys a prime location in the professional quarter, close to city centre amenities, with excellent transport links to the train station, motorway, hospitals, and universities. It is situated near Kelham Island, a vibrant and trendy area with numerous bars, restaurants, and coffee shops. Service Charge £2,950 pa Lambert Smith Hampton Managing Agents Lease 100 years from 2001 £150 per annum



RAZIL STREET  
LEADING TO  
LINEKER ROAD







- 4th / Top Floor Apartment
- City Centre Location
- 2 Double Bedrooms & Ensuite
- Period Features & Modern Interior
- Spiral Stairs & Mezzanine Level

- Modern Kitchen & Bathrooms
- Electric Heating & Secondary Glazing
- Service Charge £2,950 pa Lambert Smith Hampton
- Lease 100 years from 2001 £150 per annum
- Council Tax Band D, EPC rating TBC







## 9 MAZDA BUILDING

APPROXIMATE GROSS INTERNAL AREA = 71.1 SQ M / 765 SQ FT

MEZZANINE = 20.0 SQ M / 215 SQ FT

TOTAL = 91.1 SQ M / 980 SQ FT

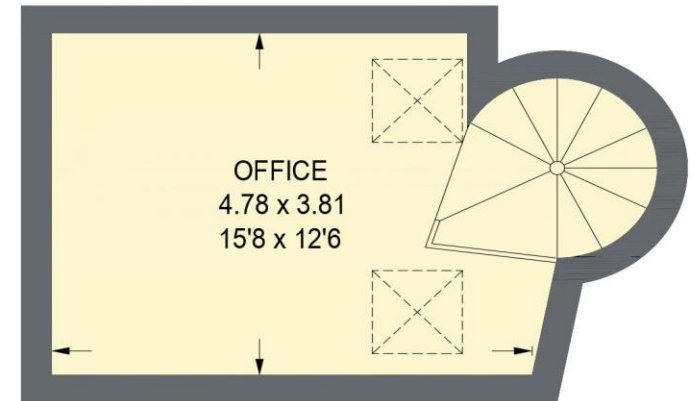
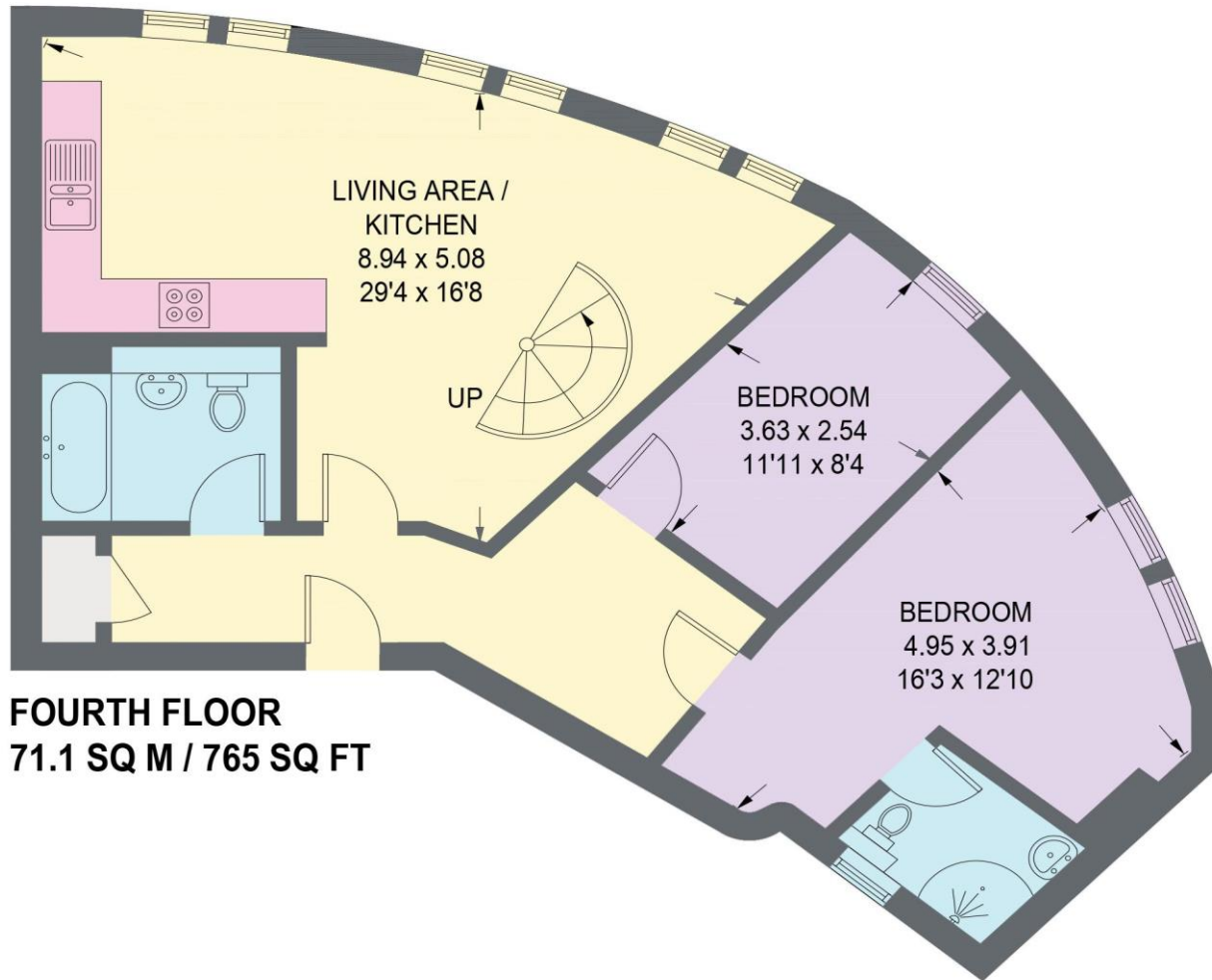


Illustration is for identification purposes only,  
measurements are approximate, not to scale.

(IDMRP2025)



