

An architectural rendering of a modern urban development. The left side shows a narrow courtyard with a gravel path, colorful flower beds, and people walking. The right side shows a multi-story building with a rust-colored facade and large windows. The building has a rooftop terrace with a large umbrella and a ground-floor cafe with people sitting at tables. The background shows a dense urban environment with older buildings.

CITU

Kelham Triangle — Loft A

September 2025

Kelham Central

Inspirational and vibrant: the Kelham Central demonstrates that there is a different and better way to live within in our cities. Ripe with potential, a city shouldn't just be a place you come to work – it should be where you want to make your home.

Sustainability is our bedrock. By challenging the status quo, we want Kelham Central to start a chain reaction across the UK house-building industry, creating sustainable communities, in low-carbon developments across the country.

Location Key

The Show Apartment	1	The Gardens	6
Garden Apartments	2	The Row	7
Garden Apartments	3	Kelham Triangle	8
Cube Terraces	4	The Warehouses	9
Kelham Townhouses	5	The Island	10



Amenity

This is city centre living, but not as you know it. Kelham Central's location puts it in a league of its own.

Food & drink

Domo - 2 minutes

Hymn to Ninkasi - 2 minutes

Bakers Yard Bakery - 2 minutes

Salt Sheffield - 4 minutes

Pina - 10 minutes

Kommune - 10 minutes

Peddlers Market - 10 minutes

Points of interest

Kelham Island Museum - 2 minutes

The Foundry Climbing Centre - 7 minutes

Sheffield Train Station - 20 minutes

Shopping

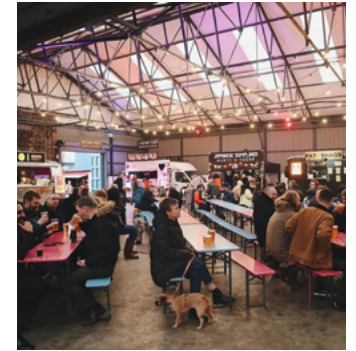
Kelham Deli - 4 minutes

Kelham Island books - 4 minutes

Kelham Arcade - 10 minutes

Tesco - 11 minutes

Approximate timings, by foot





Sustainability

Bold & innovative, we don't just talk about being sustainable – we live and breathe it

We're at the start of a journey to create a ripple effect through the UK house-building industry by delivering homes through a sustainable and low carbon process.

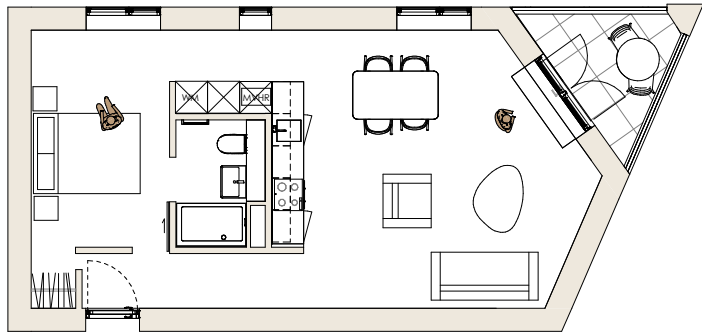
Energy systems: Kelham Central has been designed differently, challenging convention, disrupting design codes and using modern methods of construction which dramatically reduce embedded and operational carbon.

Buildings: The Citu home has been designed using Passivhaus tools and is built in our state of the art manufacturing facility on site at Kelham Central. Triple glazing, serious amounts of insulation, an obsession with air tightness and an MVHR system means that the residual heating need is met by electric heating running on energy from 100% renewable sources.

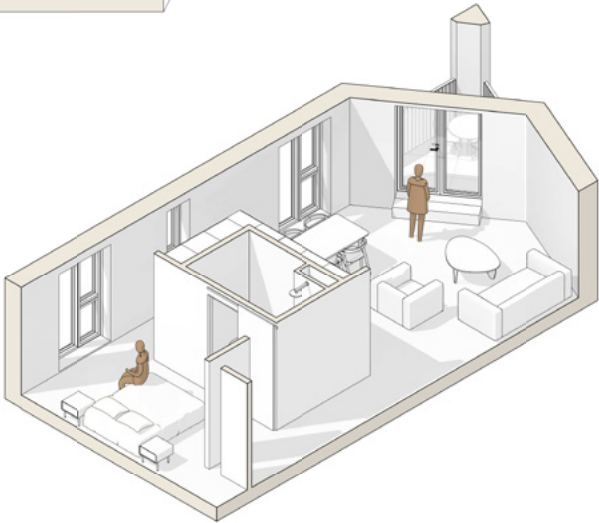
SUBJECT TO
CHANGE



SECTIONS 1:20



PLAN 1:50



MODEL VIEWS

INFORMATION

Property type: apartment
Total area: 555 sqft

Living space: 5.2m x 5.5m
Bedroom: 4.0m x 2.5m
Balcony: 2.2m x 2.2m
(see plans for room shape and other measurements)

Number of bedrooms: 1

Number of bathrooms: 1

Heating: electric

Hot water: hot water cylinder

Ventilation: mechanical + heat recovery (MVHR)

**Subject to change*

Kelham Triangle Apartments

Specifications

		Included
Home	Painted white throughout	•
	Smart technology installed	•
Bathrooms	Ceramic tiles matte white	•
	Fitted mirrors with plywood reveal	•
	Ceramic basin white	•
	Wall-mounted ceramic WC	•
	Bath white	•
	Contemporary shower controls	•
	Bath screen with easy clean coating	•
	Toughened glass shower screen with easy clean coating	•
	Contemporary mixer tap black	•
	Heated towel rail	•
Electrical	Electrical Socket	•
	White wall lights	•

		Included
Kitchen	Corian worktops white	•
	Unit doors matte finish in white	•
	Mixer tap chrome	•
	Stainless steel sink	•
Appliances	Induction hob	•
	Fan assisted oven	•
	Dishwasher	•
	Fridge freezer	•
Flooring	Light, Engineered Oak flooring	•