

# Crucible Homes



Myrtle Drive  
Heeley, S2 3HG

£115,000

## Overview

No Chain

Two Bedrooms

Ground Floor

Excellent Rental Investment

Master Bedroom with Ensuite

EPC Rating - C



## Description

**SUMMARY** Selling with **NO CHAIN** is this **TWO** bedroom **GROUND** floor apartment.

The apartment has a welcoming entrance hall with a cloak/airing cupboard, open plan lounge/dining room, and a modern fitted kitchen, this is a fantastic living area.

Two great sized bedrooms, the master benefits from an ensuite shower room, and a fully fitted bathroom services the second bedroom.

Externally you'll find allocated parking, additional residents and visitor's car parking spaces with attractive and communal gardens.

The property location is great for access into the city centre of Sheffield or a journey to Rotherham, Barnsley or Doncaster.

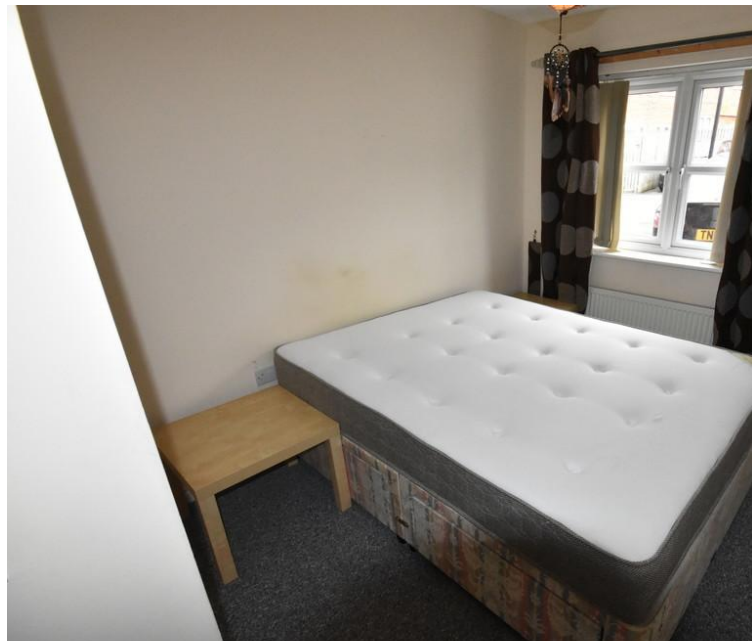
**AGENCY NOTE** EPC Rating - C

Council Tax Band - A

Please note this apartment is currently being rented out.

Service Charge - £65 per month

Ground Rent - £100 per year



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	80 C	80 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Years Remaining - 132 years (TBC)

