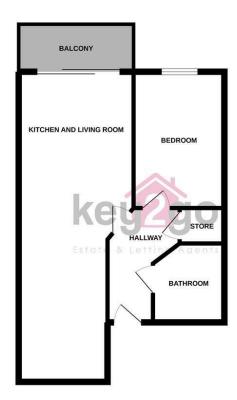
7TH FLOOR

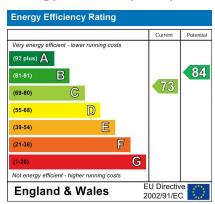


Whilst every altering has been made to ensure the accuracy of the floorplan contained here, measurements of doces, windows, rooms and any other items are approximate and no responsibility is taken for any error, emission or mis-statement. This plan is for illustrative purposes only and should be used as such by any recipiective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operations; or efficiency can be given.

### Area Map



## **Energy Efficiency Graph**



#### Viewing

Please contact our Lettings Team Office on 0114 2478819 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.





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