

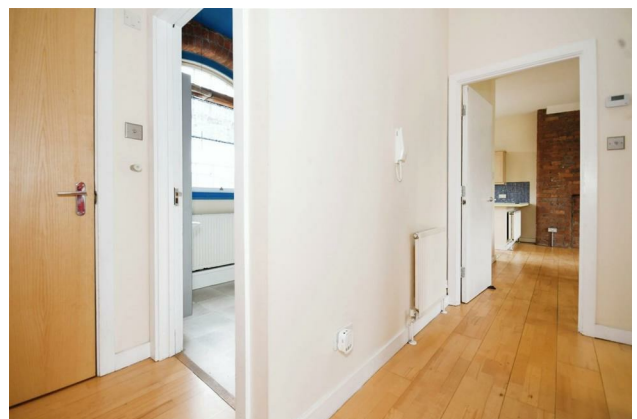
# HUNTERS®

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**Cornish Place, 27 Cornish Street, Sheffield, S6 3AF**

**Asking Price £210,000**

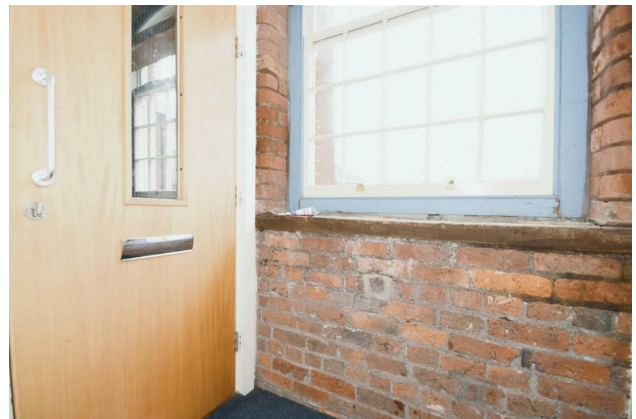
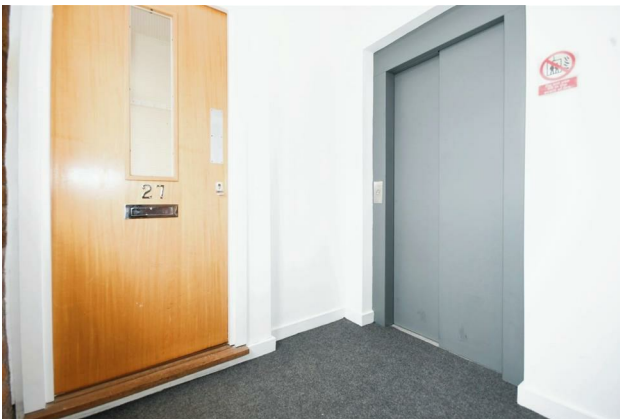
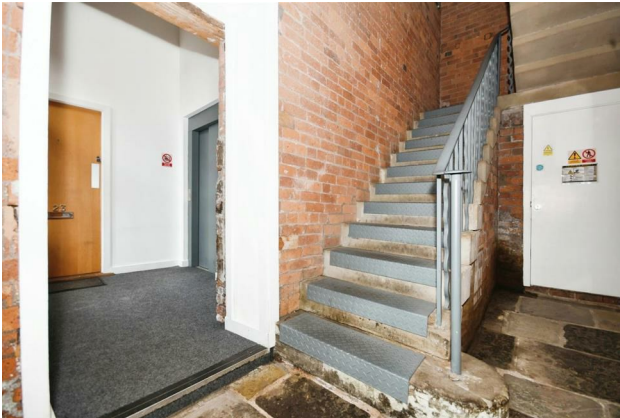
Property Images



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## Property Images

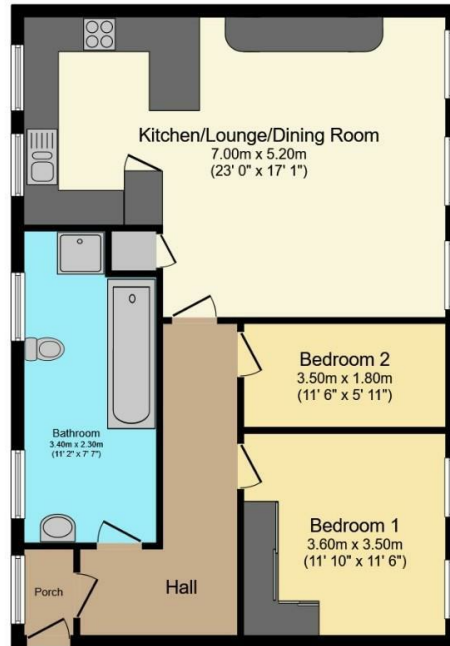


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## Property Images





Total floor area 78.1 m<sup>2</sup> (841 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s).  
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## EPC

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		

## Map



## Details

Type: Apartment Beds: 2 Bathrooms: 1 Receptions: 1 Tenure: Leasehold

## Summary

Hunters are delighted to bring to market this well presented two bedroom, one bathroom third floor apartment which forms part of the impressive and desirable Cornish Place development that is situated in the heart of Kelham in a scenic, riverside location. This property offers a wealth of original features that have been retained to be appreciated with fine views over the River and beyond. The car park is protected by electric bollards and the development includes guest apartments that can be rented for friends and relatives when they come to stay along with a gym which is free to residents and communal, riverside BBQ area.

Access is via a lift or stairs for convenience and, due to the security measures in the courtyard and the communal hallway, the property affords a private and secure feel. The reception foyer makes for a welcoming entrance to the home and provides the property more storage space for coats and shoes etc. The accommodation layout is two bedrooms, then the lounge and kitchen diner with contemporary fixtures and fittings and the bathroom with 3 piece suite and corner shower and there is a feeling of space and light that is felt throughout the apartment. This apartment is complemented by its setting in one of Sheffield's most desirable places to live, Kelham Island is steeped in history and since its recent redevelopment has carved a niche as a destination to visit . With its vibrant social scene and proximity to the hospitals, universities and city centre it is also a great place to live.

## Features

- No Chain
- Two bedrooms one bathroom
- Open Plan Kitchen diner
- Original features
- Allocated Parking Space
- Secure vehicular entrance to site, protected by retracting bollards and allocated parking space
- Access to Gym and Guest Rooms
- Entrance lobby and reception hall.
- Share of freehold (no ground rent) and service charge of £1095 every six months.