



**EADON LOCKWOOD & RIDDLE**  
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**Apartment 5 Bluecoat House, 2 Bluecoat Rise, Brincliffe, Sheffield, South Yorkshire, S11 9DX**

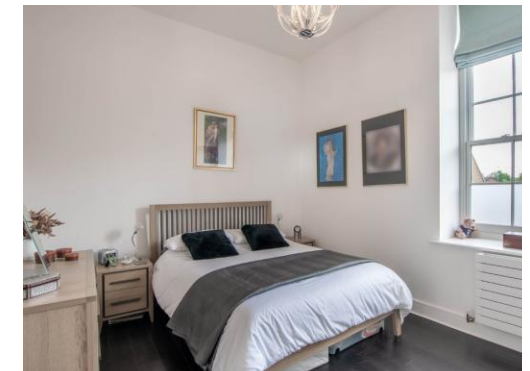
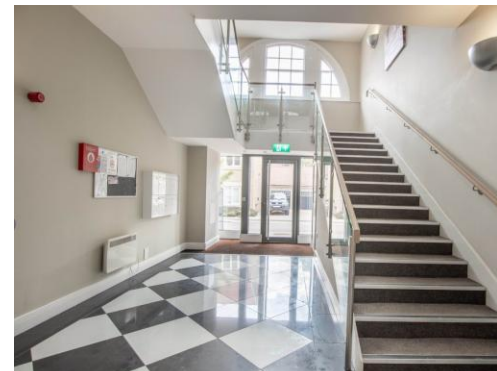
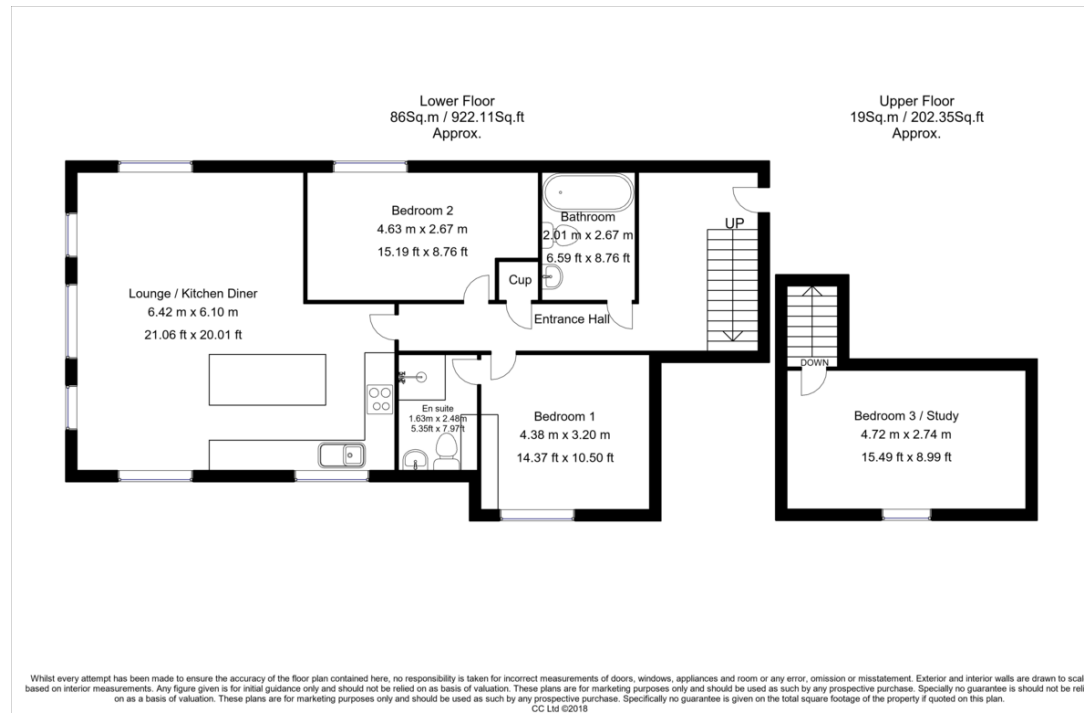
## Apartment 5 Bluecoat House, 2 Bluecoat Rise, Brincliffe, S11 9DX

Forming part of this exclusive development and situated in the original schoolhouse, Apartment 5 is a quite lovely, 2/3 bedroom duplex. The spacious dining kitchen is of particular note, boasting windows to 3 sides the room is flooded with light and enjoys an open outlook over the pretty communal gardens. The accommodation is laid out over 2 floors and there is huge versatility in the way that the 3 bedrooms can be used. At present the lovely top floor is utilised as a home office which will appeal to those who now spend more time working from home. Brincliffe is a very desirable neighbourhood which has broad, tree lined streets and an abundance of Victorian architecture to admire. The development is extremely popular with those having either a medical or academic background due to its close proximity to the main city hospitals and universities and the eclectic mix of bars, bistros and restaurants in the fashionable area of Sharrowvale are accessible via a short walk.

- Excellent location close to a number of parks and a thriving social scene.
- Versatile accommodation laid out over two floors.
- Three double bedrooms with the principal room having fitted wardrobes.
- Superb, open plan living kitchen with quality fittings and an abundance of natural light.
- Luxurious bathroom with the modern suite being framed by quality tiling.
- First floor location providing additional security.
- Modern heating system and double glazed sliding sash windows.
- Pretty communal gardens for residents exclusive use.
- Allocated off road parking and plenty of space for visitors.
- Entrance hall with storage cupboard.







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