



RESIDENTIAL



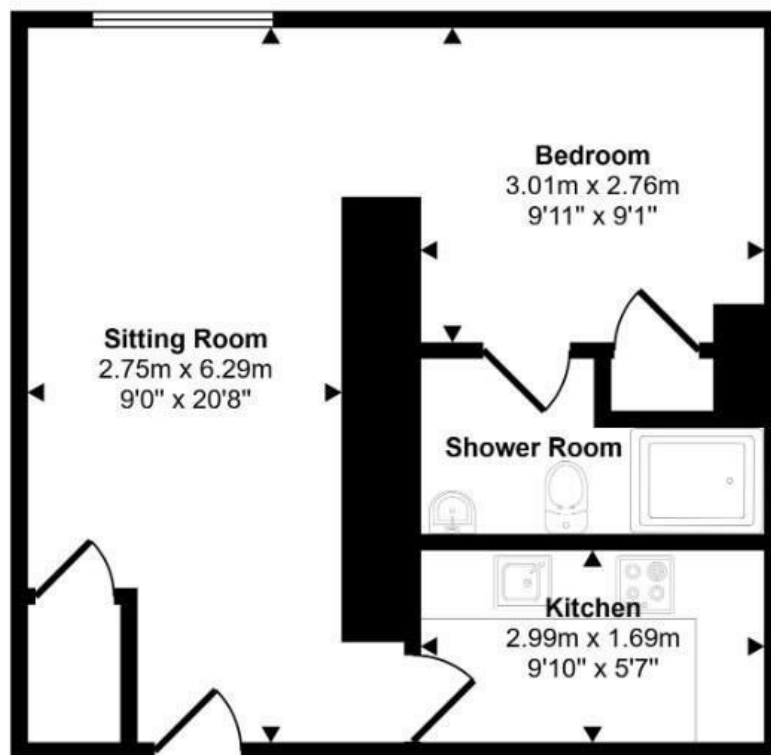
Atlantic One, St Georges Walk, Sheffield, S3 7AP

£80,000

- Well-presented studio apartment
- Open-plan layout with natural light and a functional design
- Sold with tenant in Situ paying £600pcm
- Secure gated development
- Within walking distance of Sheffield University, city hospitals, and major employers
- EWS1 Approved
- Modern kitchen with integrated appliances
- Easy access to Sheffield train station, shops, cafes, and amenities

Unit 1 Feast Field, Horsforth, Leeds, LS18 4TJ
0113 3224 345

info@tkiproperty.co.uk
www.tkiproperty.co.uk



Directions

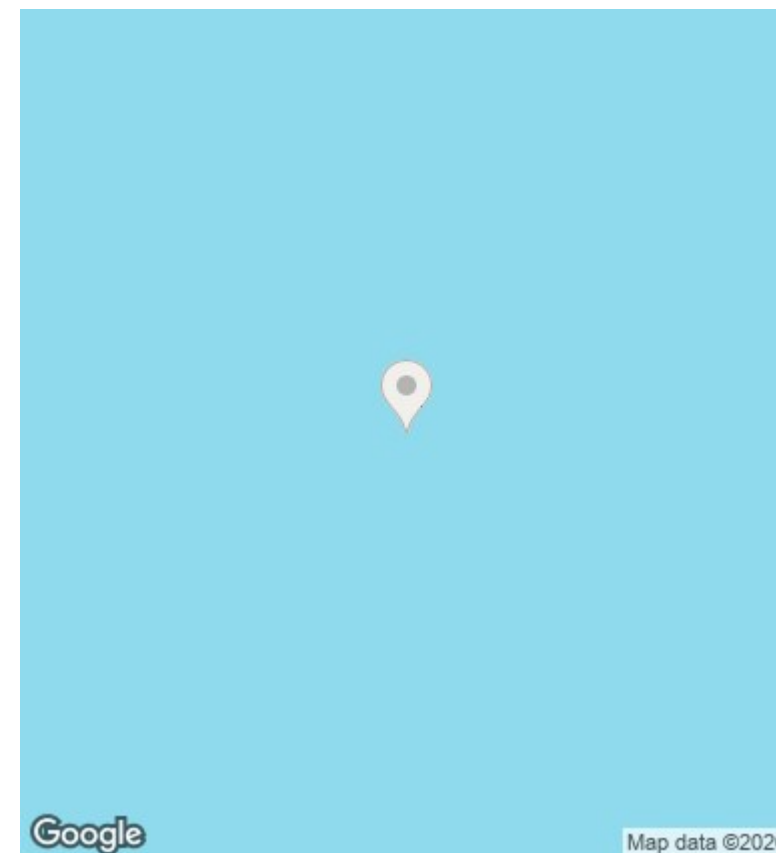
Viewings

Viewings by arrangement only. Call 0113 3224 345 to make an appointment.

Council Tax Band

EPC Rating:

C



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	73	80
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	