



Flat (EPC Rating: )

# FLAT 2, REGENT HEIGHTS 8 REGENT STREET, SHEFFIELD, S1 4DA

Per month

## £575 Per

### FEATURES

- Modern Studio Apartment



**Omnia**  
Property Group

# 0 Bedroom Flat located in Sheffield

A well-presented and modern studio apartment located in the heart of Sheffield City Centre, offering convenient and comfortable living ideal for professionals or students.

This bright and stylish apartment features an open-plan living and sleeping area, a contemporary fitted kitchen with integrated appliances, and a modern bathroom finished to a high standard. Designed to maximise space and natural light, the property provides practical city-centre living in a sought-after location.

Situated within walking distance of Sheffield's shops, restaurants, bars, universities, and excellent transport links, the apartment is perfectly positioned for those wanting everything the city has to offer right on their doorstep.

Call us on

**0114 279 2600**

[lettings@omniapropertygroup.com](mailto:lettings@omniapropertygroup.com)

## Council Tax Band

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>		
England & Wales		EU Directive 2002/91/EC 

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.