

# HUNTERS<sup>®</sup>

HERE TO GET *you* THERE



## Leadmill Street

City Centre, Sheffield, S1 4SA

£875 Per Calendar Month



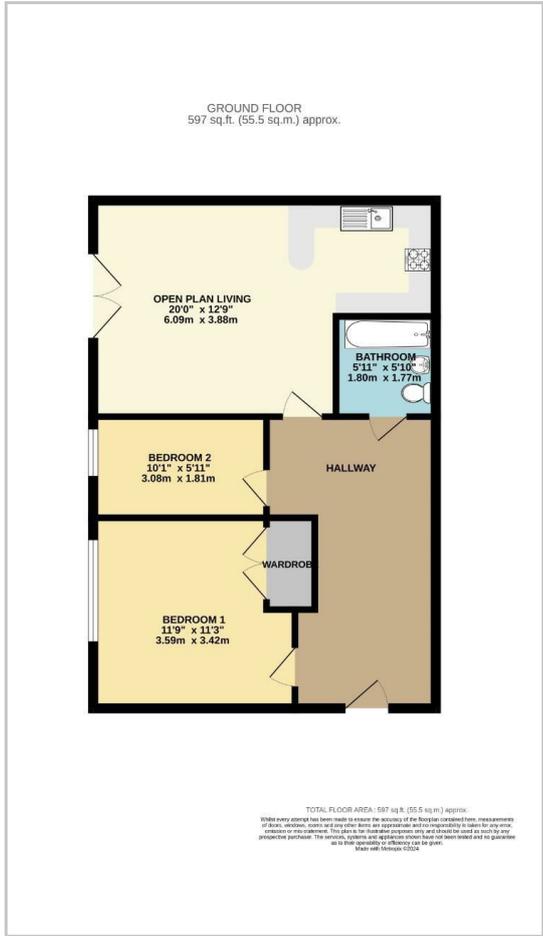
Hunters are delighted to offer this newly refurbished two bedroom ground floor apartment in this great complex, having access to excellent amenities in the City Centre, plus Sheffield Station and also Sheffield Hallam University. The recently decorated apartment briefly comprise: entrance lobby with intercom and private entrance hall having store cupboard. Open plan living area presented with laminated flooring, having a modern fitted kitchen with integrated appliances, breakfast bar and lounge area with French doors. A generous double bedroom having fitted wardrobes and a separate single bedroom. Bathroom having panelled bath with shower over, low flush WC and wash basin. Water Rates included in the rent.



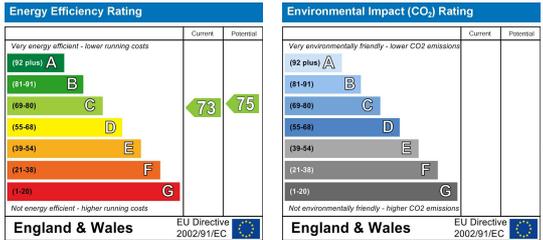
### Area Map



### Floor Plans



### Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.