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Metis, 1 Scotland Street, City Centre,
Sheffield, S3 7AT

BELVOIR!

OIRO £115,000



Key Features

- > Two Double Bedrooms
 - > Investors Only
 - > Spacious
- > En-Suite Shower Room
- > Ninth Floor with Lift Access
 - > Fantastic Views
- > Prime City Centre Location
 - > Tenure: Leasehold
 - > EPC rating C

Belvoir Sheffield are delighted to present this well-presented two-bedroom apartment, located on the ninth floor of a popular city-centre development.

The property benefits from a bright open-plan living area, modern fitted kitchen, private balcony, and a spacious master bedroom with en-suite.

Offered for sale with a tenant in situ currently paying £950 per calendar month, and available with no onward chain.

EWS1 form with B1 rating is available.



The apartment opens into a welcoming entrance hallway with intercom access and a practical storage cupboard housing the water cylinder and washing machine. A spacious open-plan living and dining area features patio doors leading onto a private balcony, offering stunning city views. The contemporary kitchen is fully fitted with integrated appliances, including an oven, hob, extractor fan, and dishwasher.

There are two generous double bedrooms, with the principal bedroom benefiting from a modern en-suite shower room. The main bathroom is well appointed with a bath and overhead shower, WC, wash basin, and heated towel rail.

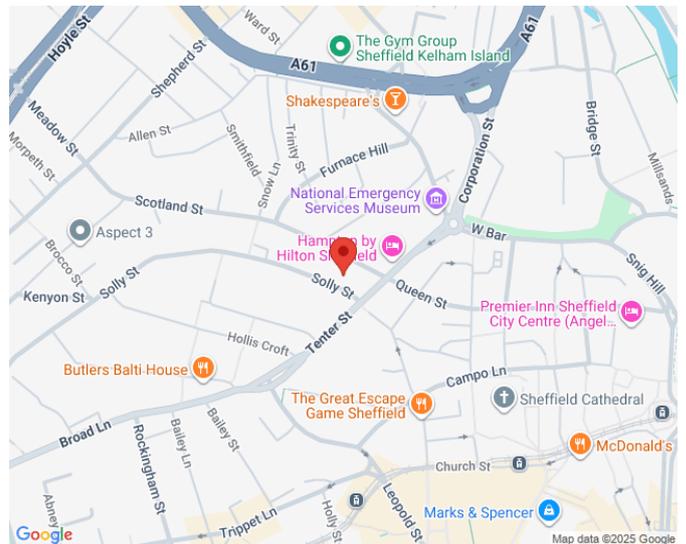
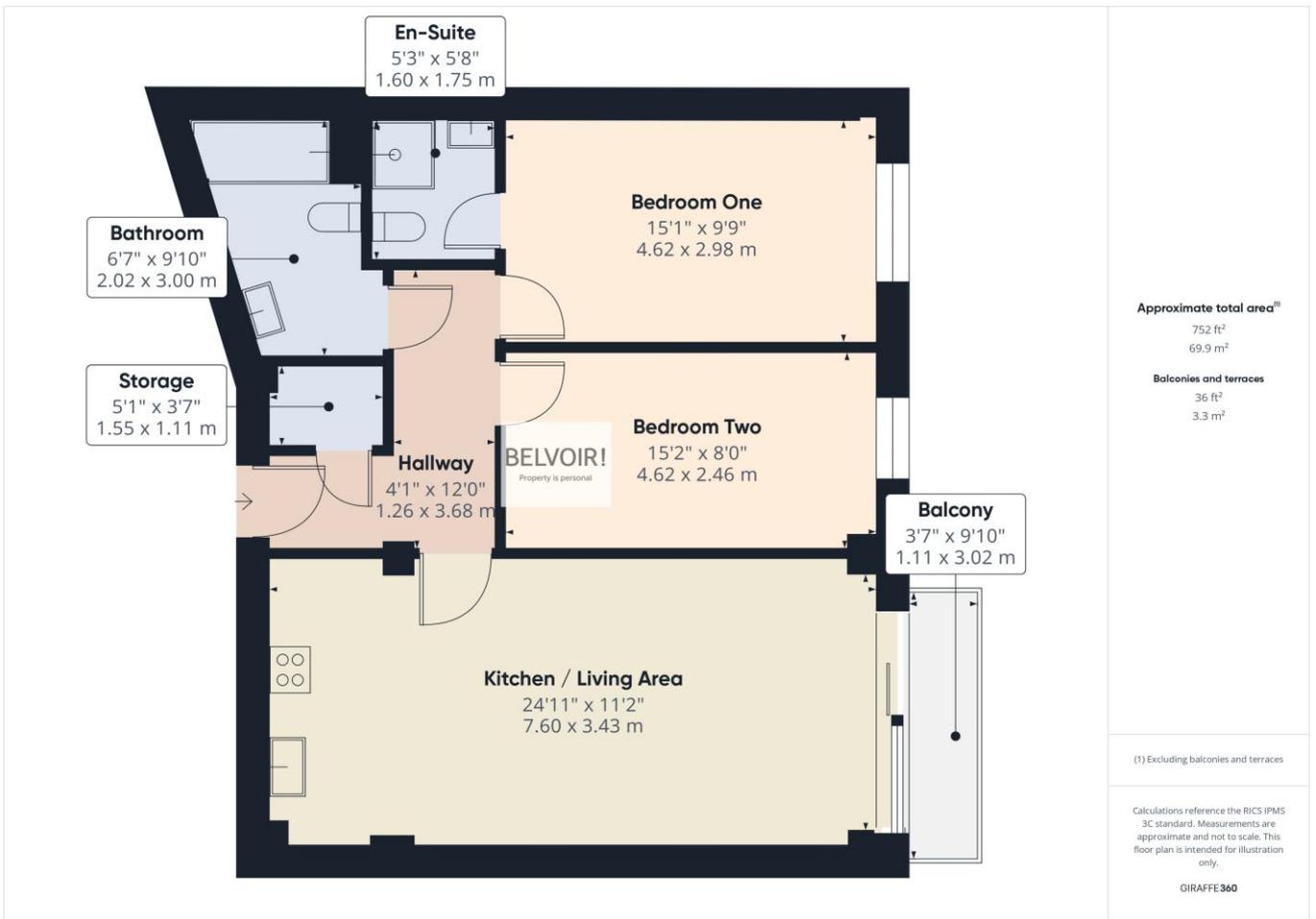
Ideally located within easy walking distance of Sheffield's universities, hospitals, excellent transport links, and a wide range of shops, bars, and restaurants.

Additional Information

*Lease: 104 years *Ground Rent £150 per annum *Service Charge approx £500 per quarter plus £712 insurance per annum *Council Tax Band C *As advised by Vendors

Disclaimers and Advice

We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, including but not limited to heating, plumbing or electrical systems and any appliances (if included in the sale) listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only, and are not precise. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller by separate negotiation. If you already have or are considering purchasing a property to let, please contact us for specialist advice.



Contact us today to arrange a viewing...

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