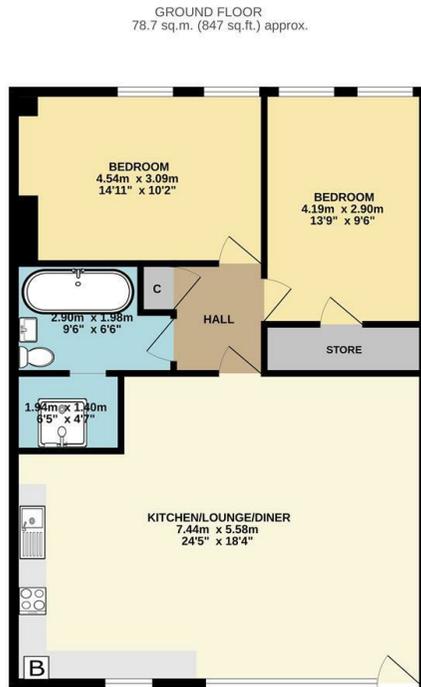




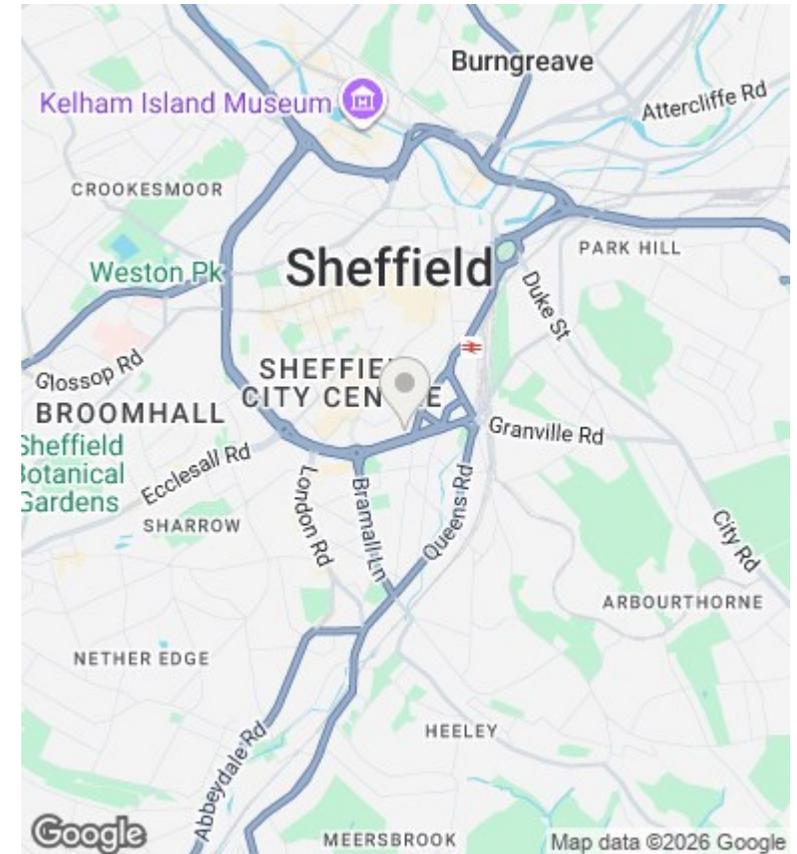
## 4 Universe Works, 97B Mary Street, Sheffield, S1 4RT

Offers Over £160,000

- No onward chain
- Allocated parking space
- Modern bathroom
- Ground floor apartment
- Open plan kitchen/diner/lounge
- Small gated development
- Two double bedrooms



TOTAL FLOOR AREA: 78.7 sq.m. (847 sq.ft.) approx.  
Measurements are approximate. Not to scale. Intended for purposes only.  
Made with Metaphor (2025)



## Directions

## Viewings

Viewings by arrangement only. Call 01142 687777 to make an appointment.

## Council Tax Band

C

## EPC Rating:

C

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>		78	78
(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>			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	