





Flat 59 Cracknell

Millsands • Sheffield • S3 8NE

Guide Price £135,000 - £145,000

A beautifully presented two double bedroom apartment, ideally positioned within this popular riverside development in S3, a short walk from Kelham Island and the City Centre. Further benefits include secure intercom entry, lift access, and allocated parking. A generous hallway with useful storage leads into a flexible open-plan living space, finished in light, neutral décor with attractive wood-effect flooring. The contemporary kitchen is fitted with sleek modern units and integrated appliances, flowing seamlessly into the living and dining area — perfect for both relaxing and entertaining. From the living space, doors open onto a decked balcony enjoying leafy riverside views, providing a lovely outdoor extension to the home. The property offers two generous double bedrooms, including a principal bedroom with en-suite shower room, along with a modern main bathroom featuring stylish white suites. Cracknell forms part of the highly sought-after Millsands development, set along the River Don and ideally placed between Kelham Island and Sheffield City Centre. Residents enjoy easy access to a wide range of independent bars, restaurants, cafés and gyms, along with excellent transport links including the Supertram network and Sheffield Train Station. The area continues to grow in popularity thanks to its vibrant atmosphere, riverside walks and convenient city living.

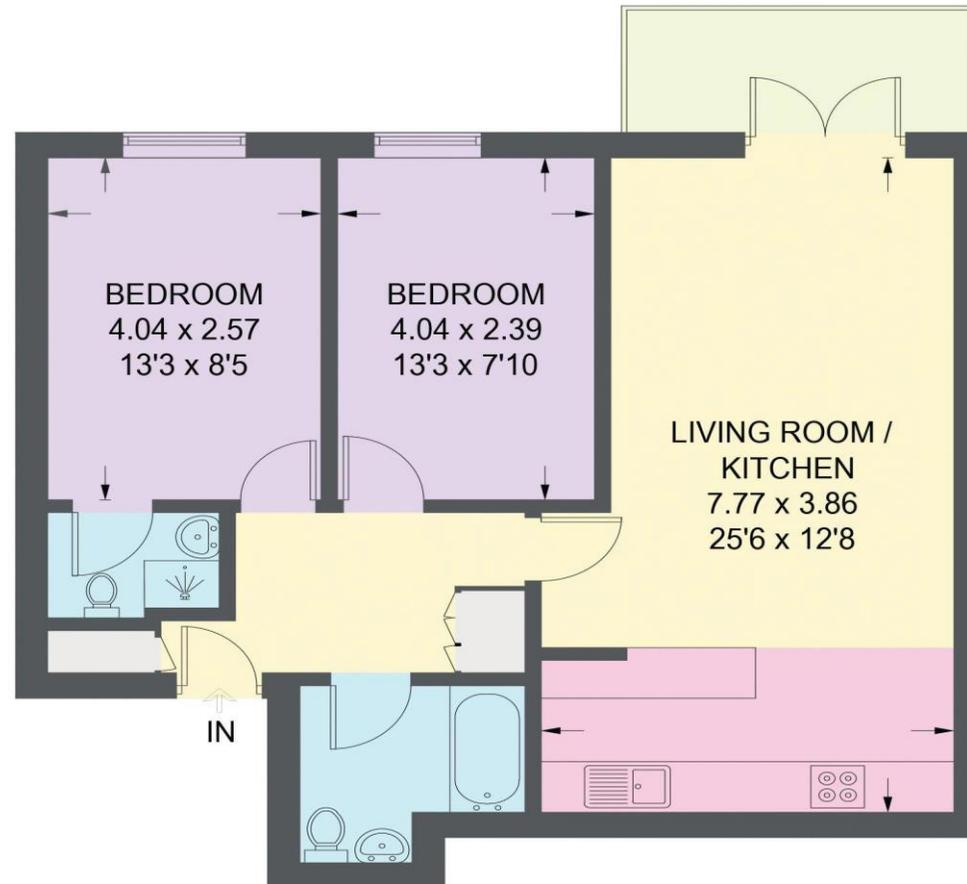


- 2 Double Bedroom Apartment
- Close to Kelham Island & City Centre
- Secure Allocated Parking
- Modern Bathroom & Ensuite Shower Room
- Superb Open Plan Living Area
- Balcony with River Views
- Secure Intercom & Lift Entry
- Lease
- Service Charge
- Council Tax Band C, EPC Rating B



59 CRACKNELL

APPROXIMATE GROSS INTERNAL AREA = 62.6 Q M / 674 SQ FT



FIRST FLOOR

Illustration for identification purposes only, measurements are approximate, not to scale.

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.