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**Flat 6, Abbey Court Abbey Lane, Sheffield**

Sheffield

Offers in Region of **£135,000**

## Flat 6

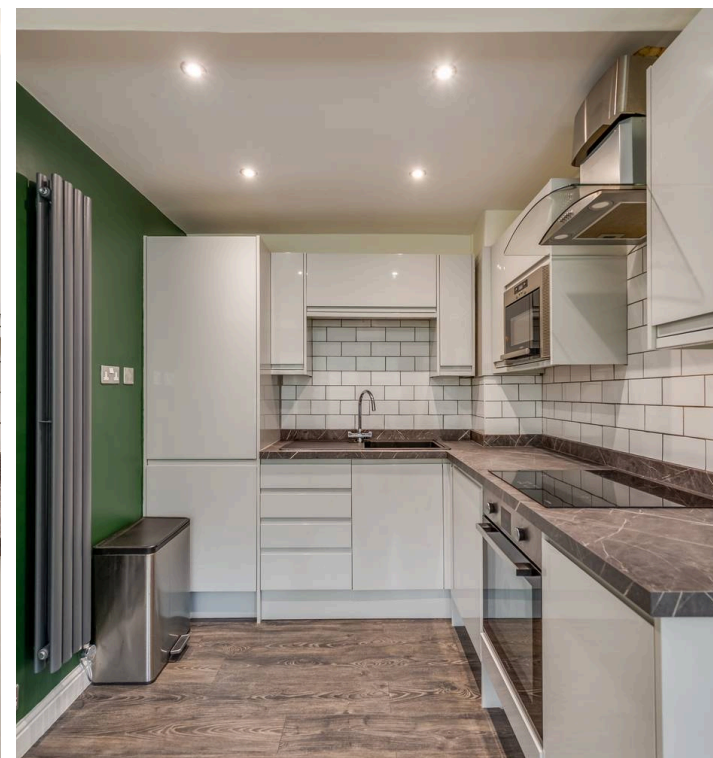
Abbey Court Abbey Lane, Sheffield

This exceptionally well presented two bedroom first floor apartment is located in an enviable position close to Graves Park, with a wealth of local shops and cafes just a short stroll away. The property offers a spacious open plan living area, perfect for relaxing or entertaining. Both bedrooms are generously sized, and the apartment benefits from modern décor throughout. The kitchen is well appointed, and the bathroom is finished to a high standard. Ideal for first time buyers, this apartment also represents a great buy to let opportunity. It sits within the catchment for several reputable local schools and is available with no onward chain, making for a straightforward purchase. Outside, the property enjoys off road parking, providing convenience and peace of mind for residents and visitors alike. The surrounding area is well maintained, with communal green spaces offering a pleasant outlook. This apartment combines comfortable living with a superb location, making it a fantastic choice for a wide range of buyers.

Council Tax band: A

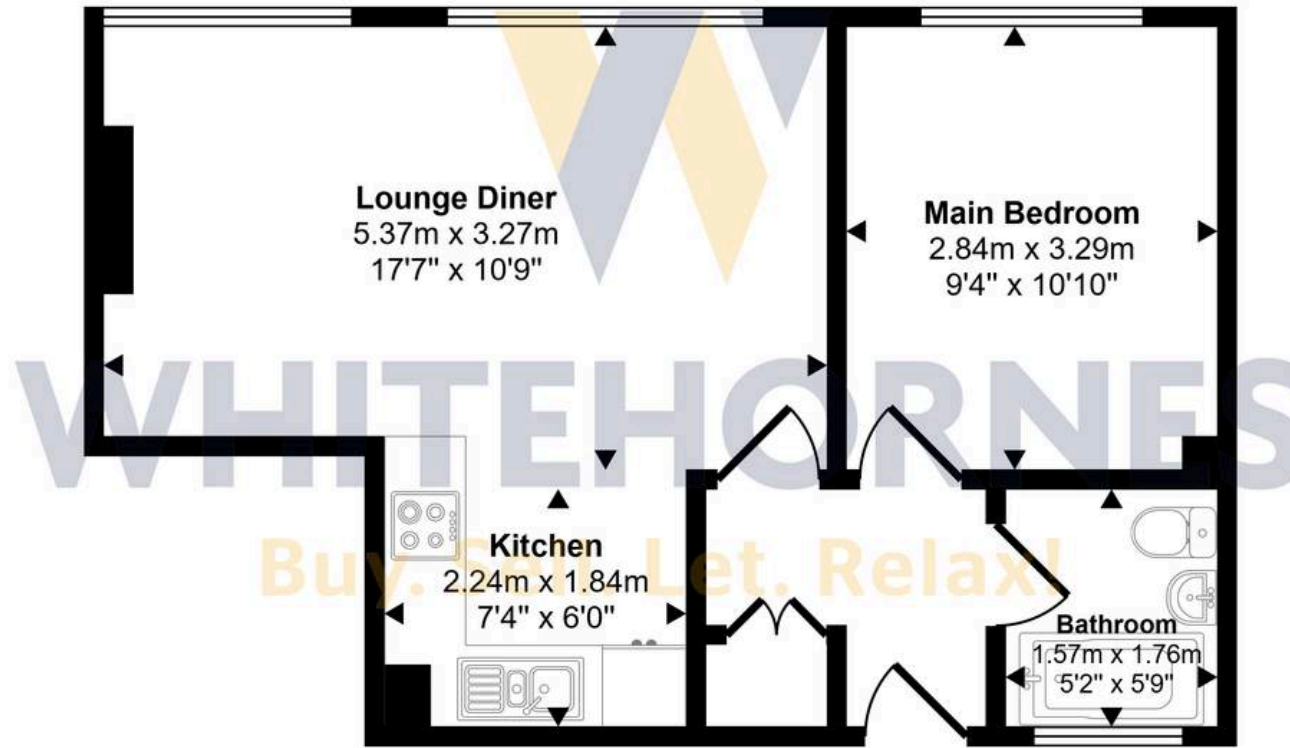
Tenure: Leasehold

- ONE BEDROOMED FIRST FLOOR APARTMENT
- EXCEPTIONALLY WELL PRESENTED
- PERFECT FOR FIRST TIME BUYERS
- SITS IN THE CATCHMENT FOR LOCAL REPUTABLE SCHOOLS
- CLOSE TO GRAVES PARK
- ENVIABLE LOCATION CLOSE TO MANY LOCAL SHOPS AND CAFES
- AVAILABLE WITH NO ONWRD CHAIN
- OFF ROAD PARKING
- GREAT BUY TO LET OPPORTUNITY





Approx Gross Internal Area  
39 sq m / 415 sq ft



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.