



**RE/MAX**  
Elite



## **Furnival Street, Sheffield, S1 4LG**

**£180,000**

RE/MAX are delighted to offer this well presented two bedroom fifth floor apartment situated in the heart of Sheffield City Centre, within easy walking distance of the Train Station.

The property briefly comprises of spacious open plan living area comprising of the lounge and kitchen, two double bedrooms with the master having a fitted wardrobe and a family bathroom.

This stunning apartment owns a parking space in the building's garage. There are no charges associated with the parking space. The private balcony with City Centre views has direct access from both the open plan living area and the master bedroom.

The property has an EWS1 certificate in place and is offered with no onward chain.

Please call or email to book in a viewing!

### Entrance Hall

Having a front entrance door, laminate flooring and a wall mounted electric heater.

### Open Plan Living

The kitchen is well fitted with a range of modern units comprising of matching wall and base storage cupboards with complementary work surfaces above incorporating a one and a half stainless steel sink with single drainer and mixer tap. Co-ordinating tiled splash backs, integrated electric oven and hob with cooker hood above, fridge/freezer and dishwasher. Laminate flooring, security intercom entry system, spotlights and a wall mounted electric heater.

### Bedroom One

Having a fitted double wardrobe with mirrored sliding doors, a door leading the balcony with side windows, spotlights and a wall mounted electric heater.

### Bedroom Two

Having spotlights, a window to the rear elevation and a wall mounted electric heater.

### Bathroom

Well fitted with a modern white three piece suite comprising of a low level flush wc, wash hand basin and panelled bath with a shower above and screen. Complementary fully tiled walls and floor, storage cupboard housing the hot water tank and a washer/dryer, spotlights, extractor fan and a vertical heated towel rail.

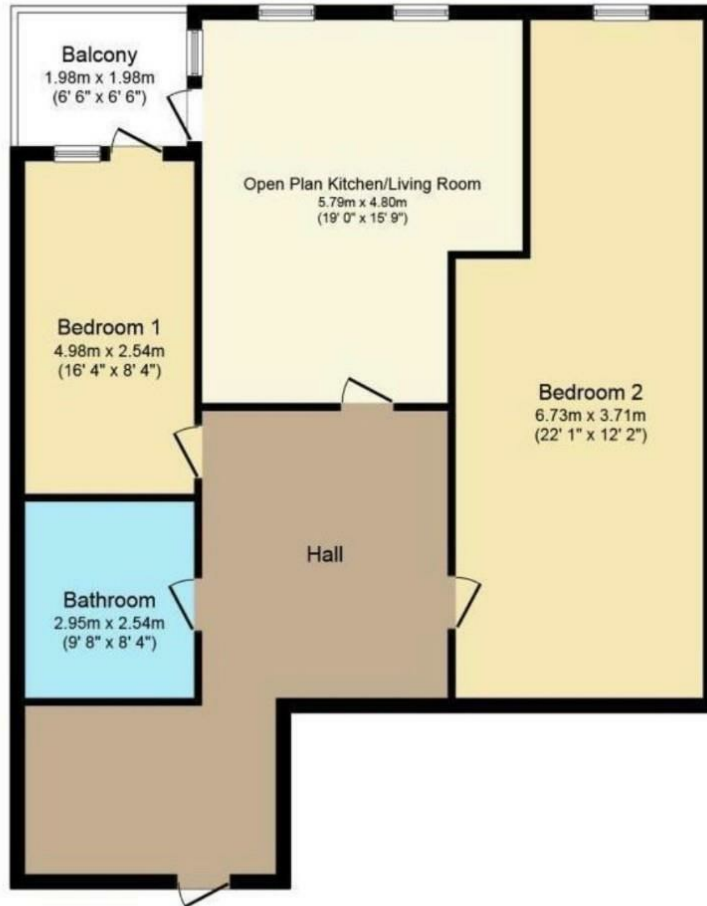
### Balcony

Having pleasant views overlooking Furnival Square.

### Parking

There is a secure car park with a garage/allocated space included.

## Floor Plan

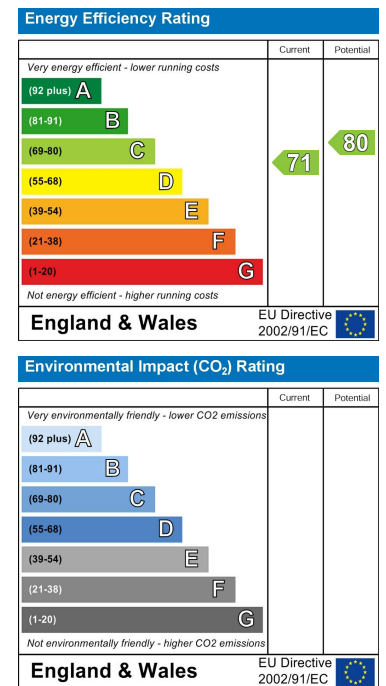


Floor Plan

## Area Map



## Energy Efficiency Graph



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