



### Viewings

Viewings by arrangement only.  
Call 0114 4830038 to make an appointment.

### Vendors Comments

Add text here

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	83	83
England & Wales		
EU Directive 2002/91/EC		



### Apt 27, 1, Middlewood Lodge Middlewood Rise, Sheffield, S6 1UR

Asking price £145,000

- Stunning character property
- Two bathrooms
- Gated development
- First floor apartment
- Fitted wardrobes
- Two double bedrooms
- No upward chain
- Balcony
- Highly desirable area
- EPC Grade = B





# Apt 27, 1, Middlewood Lodge Middlewood Rise, Chaffield CE 11 1D

Situated in a GATED DEVELOPMENT is this well proportioned TWO BEDROOMED first floor apartment. With imposing VICTORIAN features, the development is situated in a HIGHLY DESIRABLE LOCATION. Offered to the market with NO UPWARD CHAIN and benefiting from a PRIVATE BALCONY an early inspection is highly recommended.

Property briefly comprises of hall, lounge, kitchen, two double bedrooms, one having an en-suite, a family bathroom and a balcony. Permitted car parking allows you car parking for one vehicle.

EPC Grade = B

 2

 2

 1

 B

Council Tax Band: B

