

Leasehold

Asking Price: £80,000

William Street, Sheffield, South  
Yorkshire, S10



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## William Street, Sheffield, South Yorkshire, S10

### TOP FLOOR STUDIO APARTMENT! PERFECT FOR CITY CENTRE, HOSPITALS AND UNIVERSITIES ALONG A RANGE OF EXCELLENT AMENITIES.

A top floor studio apartment located just off of Ecclesall Road in this sought after district of Sheffield. The apartment is perfectly placed to access Sheffield City Centre, university buildings and the Hallamshire Hospital along with a range of quality shopping facilities and popular restaurants and bars. Also nearby is the picturesque Endcliffe Park and the Georgian Botanical Gardens if you are looking to escape the hustle and bustle of city life. The accommodation briefly comprises an open plan living room with fitted kitchen and sleeping area along with a shower room. viewing is recommended! Call Lincoln Ralph today to arrange your viewing!

**Open Plan Living** 5.91 x 4.89. (The first measurement increases to 7.25) An open plan living room that is fitted with a range of wall mounted and base level units with work surfaces incorporating a stainless steel sink with mixer tap. There is an integrated four ring ceramic hob and electric coven with extractor hood over, built in washer/dryer along with space for a fridge freezer. Having two UPVC double glazed windows, two electric heaters, and a useful storage cupboard. A door opens to the shower room.

**Shower Room** 2.27 x 1.24. Fitted with a white suite comprising a shower enclosure, low flush WC and a wash hand basin. There is tiling to splashback height, shaver point, extractor fan and an electric heater.

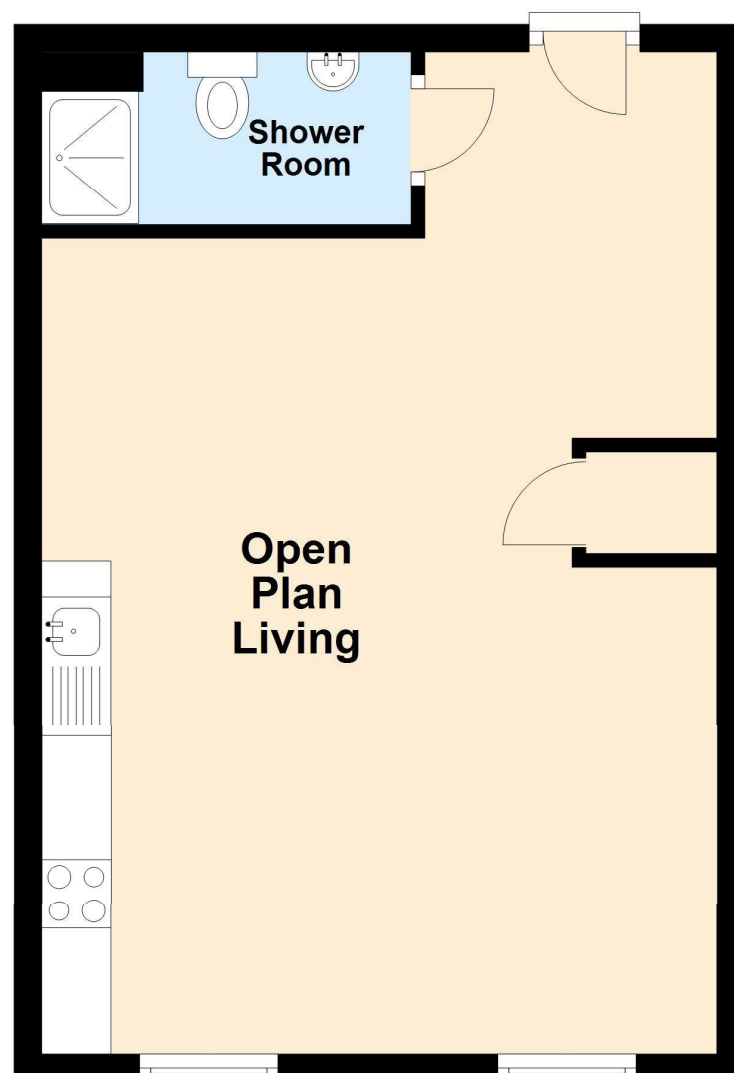
- Top floor studio apartment
- Perfect for Sheffield City Centre
- Popular location
- Ideally located to access Hospitals and university buildings
- Nearby to the picturesque Endcliffe Park
- May suit First timers or Investors!
- Viewing is recommended!

#### Disclaimer

Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of any fixture or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked prior to agreeing a sale.

### Ground Floor

Approx. 35.4 sq. metres (380.8 sq. feet)



Total area: approx. 35.4 sq. metres (380.8 sq. feet)

This plan is used for illustration purposes only  
Plan produced using PlanUp.