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291B Derbyshire Lane, Norton Lees, Sheffield, South
Yorkshire, S8 8SG

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£160,000

Nestled on Derbyshire Lane in the vibrant city of Sheffield, this charming first-floor apartment offers a delightful living experience. With two well-proportioned bedrooms, this property is perfect for individuals, couples, or small families seeking a comfortable home.

The apartment boasts a spacious reception room, providing an inviting space for relaxation and entertainment along with views over the city. The interiors are neutrally decorated, allowing for a personal touch to be added with your own furnishings and decor. The modern shower room is a standout feature, designed with contemporary fittings that enhance both style and functionality.

The white fitted kitchen is both practical and aesthetically pleasing, offering ample storage and workspace for culinary enthusiasts. Whether you are preparing a quick breakfast or hosting a dinner party, this kitchen is sure to meet your needs there is also access to a rear open air balcony.

One of the key advantages of this property is that it comes with no onward chain, making the buying process straightforward and hassle-free.

In summary, this two-bedroom apartment on Derbyshire Lane is a fantastic find, combining modern amenities with a convenient location. It is an ideal choice for anyone looking to enjoy the best of Sheffield living. Don't miss the chance to make this lovely apartment your new home.

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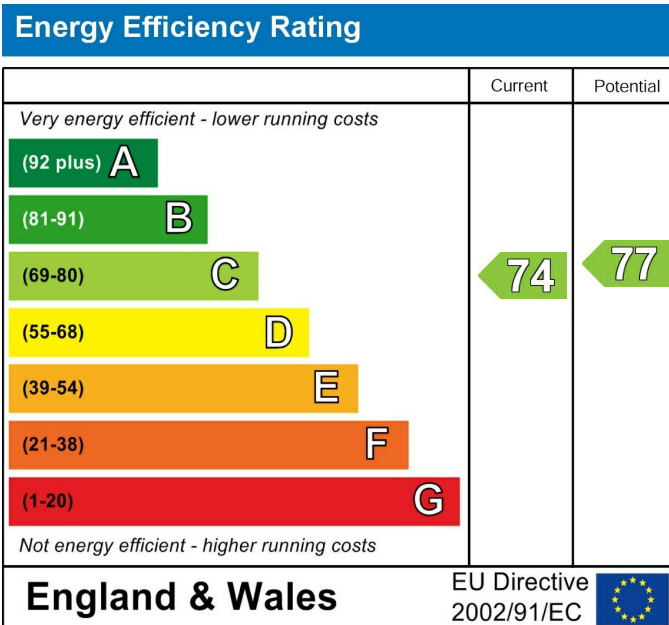
Floor Plan
Floor area 62.0 sq.m. (667 sq.ft.)

Total floor area: 62.0 sq.m. (667 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	74	77
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		
EU Directive 2002/91/EC		



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