



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

Vendors Comments
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	80	80
(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	



15, Green Oak House, 55 Lemont Road, Totley, Sheffield, S17 4GL

Guide price £200,000

- Immaculately presented two-bedroom top-floor apartment
- Outdoor TV on the private rooftop terrace
- Fully fitted open-plan kitchen, dining and lounge
- Fabulous contemporary bathroom
- Plenty of visitor parking
- Private rooftop terrace — ideal for entertaining and relaxing
- Dedicated rooftop space for entertaining and relaxing.
- Balcony from the kitchen
- Private allocated parking space
- Sought-after S17 location, close to local amenities and the Peak District

55 Lemont Road, Sheffield S17 4GL

Immaculate Two-Bedroom Top-Floor Apartment with Private Rooftop Terrace & Parking | S17. Guide pRice: £200k - £220k. A beautifully presented two-bedroom top-floor apartment in the sought-after S17 area, offering stylish open-plan living, private parking and a stunning rooftop terrace with outdoor TV and space for garden furniture. The property features a fully fitted open-plan kitchen with access to glass balustrade balcony, dining and lounge, two well-proportioned bedrooms and a fabulous contemporary bathroom. Immaculately presented throughout, with plenty of visitor parking. Ideally located close to local amenities with easy access to the stunning Peak District, this exceptional apartment offers the perfect combination of modern living, outdoor space and convenience.



Council Tax Band: C

