

LOT

22

75 White Thorns View, Sheffield S8 8EU

Guide price\* £35,000–£45,000



## A vacant two double bedroom duplex apartment ideal for buy to let investor or residential buyer

### Location

Located in a popular residential suburb being served by a comprehensive range of local amenities including shopping facilities, regular public transport convenient for access to Sheffield City Centre, Dronfield and Chesterfield. Excellent sporting facilities at the newly redeveloped Graves Leisure Centre, local golf courses and tennis clubs. Local junior & secondary schools.

### Description

A well proportioned two double bedroom ground floor duplex apartment with central heating, double glazing and private patio area. The flat is vacant and has a fitted breakfasting kitchen with cooker included, open plan living room, modern shower room and warrants a viewing to appreciate. The property may be of particular interest to young persons or landlord buy to let investors alike.

### Accommodation

**Ground Floor** Entrance hall with stairs to first floor, open plan living space leading to patio area, modern fitted kitchen.

**First Floor** Two double bedrooms and shower room/W.C.

Outside Paved patio area

### Tenure

Leasehold

### EPC

Energy Efficiency Rating D

### Auction Valuer

Lucy Crapper ANAVA

### Note

Plans shown are for information only and are not to scale.

### Viewing

Strictly by appointment with joint agent Blundells Auctions 0114 2541185 or at weekends Blundells Woodseats 0114 345 0551

