



Apartment 228, 70 Nurtur House Offers in Excess of £65,000
Allen Street
Sheffield
South Yorkshire
S3 7TB

bettermove

Allen Street Sheffield

Bettermove are proud to present this studio flat in the heart of Sheffield available with no forward chain and welcoming cash buyers only.

The property benefits from double glazing, electric heating, residents only gym and 24/7 concierge service. The council tax band is A.

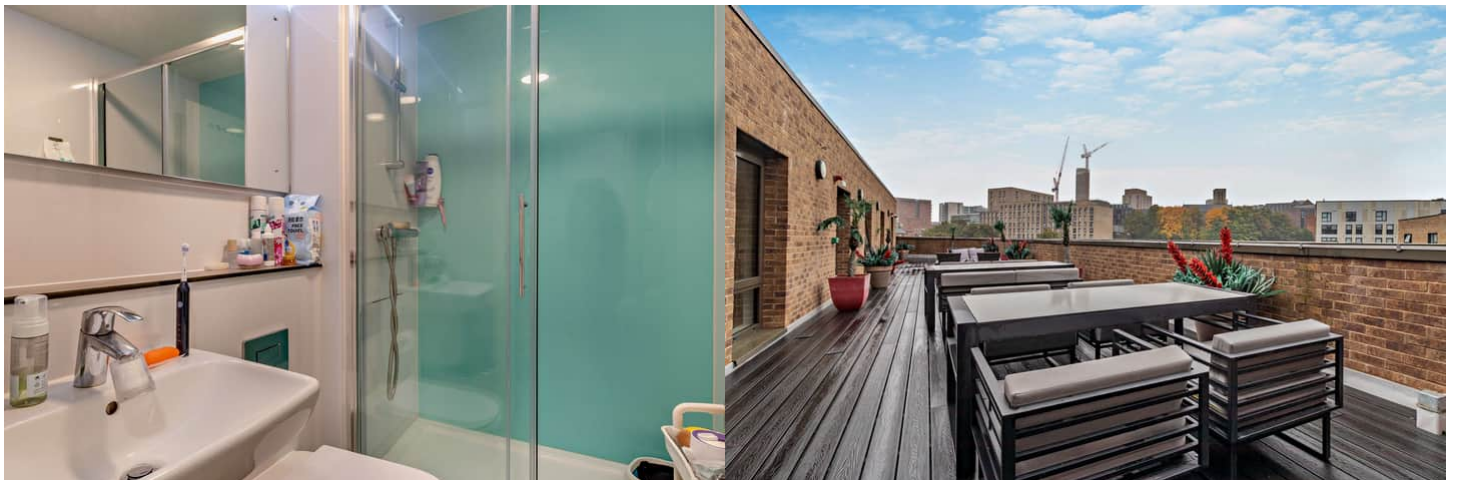
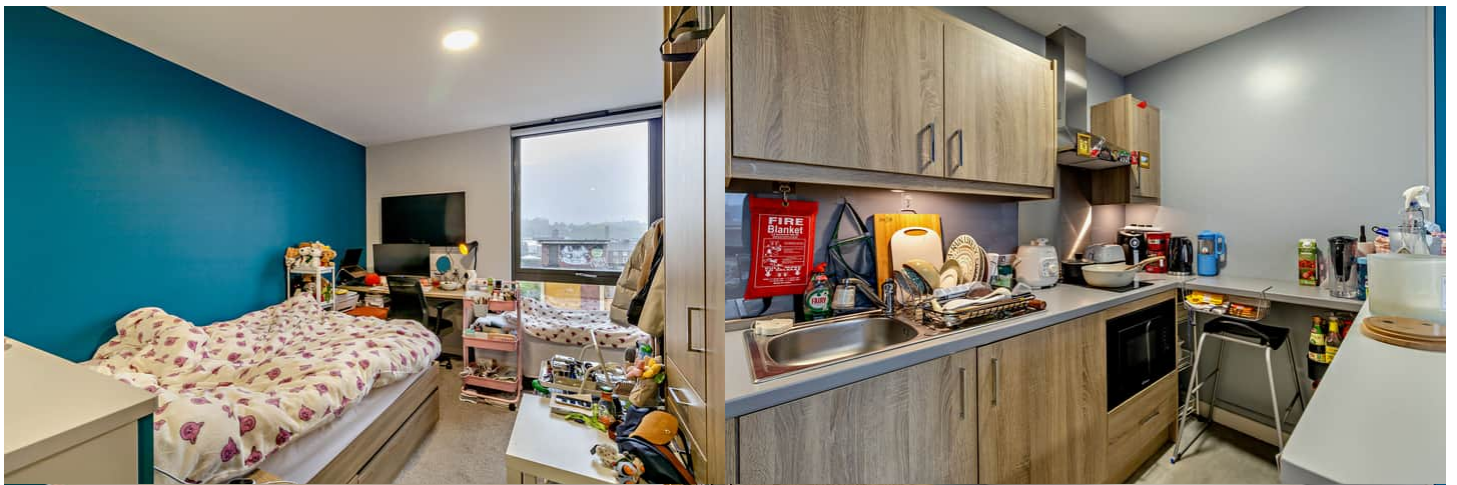
The property is tenanted and will be sold with tenants in situ for immediate investment - rental yields can be obtained through Bettermove.

This is a leasehold property with 120 years remaining on the lease; the ground rent is £275 per annum and the service charge is TBC.

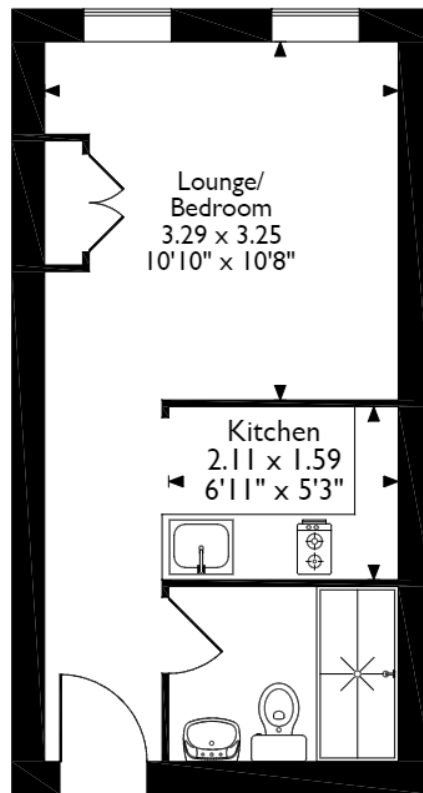
This studio flat is located on the second floor of the property which comprises the living room/ bedroom, kitchen area and bathroom. There is lift access available to each floor. The building has excellent facilities throughout for the residents such as private study rooms, social reception rooms, rooftop terrace and a courtyard garden.

Located in the heart of Sheffield, the property is located near to Sheffield University and Sheffield Hallam University which can be reached in less than 20 minutes on foot. Excellent transport links can be found from Shalesmoor Tram Stop and many local bus routes providing easy access around the city.

This exciting opportunity should not be missed! All enquiries can be made through Bettermove on 0330 004 0050.



Nurtur House, Allen Street, Sheffield
Approximate Gross Internal Area
21 Sq M/226 Sq Ft



Second Floor Flat

Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorised reproduction is prohibited.

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



20-22 Bridge End, Leeds, LS1 4DJ
t: 0330 004 0050 e: hello@bettermove.co.uk
www.bettermove.co.uk

Please Note: These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representations of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.