

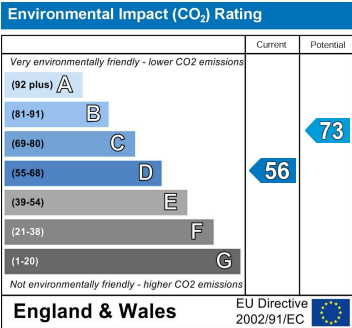
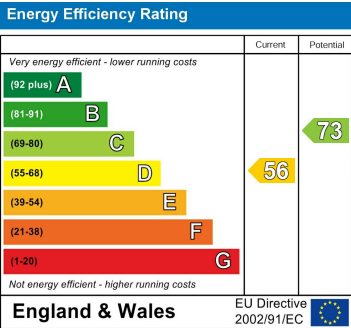


**Falmouth Road, Sheffield S7 2DG**

**£425 Per Calendar Month**

AVAILABLE 1ST APRIL is this surprisingly large and well-presented double bedroomed Ground Floor apartment. The apartment is located off Abbeydale Road benefits from its close proximity to a host of local amenities and great public transport link into the City centre. This property briefly comprises; large lounge, open plan Kitchen area, double bedroom with en suite wet room, gas central heating and enclosed rear garden area. No pets, no smokers.





In accordance with the Property Misdescriptions Act (1991) we have prepared these property particulars as a general guide to a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and the 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 carpets or any other fixtures or fittings.

Lease details, ground rent and service charges (where applicable) are given as a guide only and should be checked by your solicitor prior to exchange of contracts. The copyright of all details, photographs and floor plans remains that of SK Estate Agents



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