Apt 4, Pinstone Chambers, 58 Pinstone Street, City Centre, Sheffield, S1

Saxton Mee

Apt 4, Pinstone Chambers,

City Centre

Offers Around

£75,000

GUIDE PRICE £75,000 + FEES
AUCTION DATE: 15/07

For sale by auction is this one bedroom, first floor apartment located in a fantastic central position in the heart of Sheffield with pleasant views over the Peace Gardens and access to a wealth of local amenities.

The accommodation comprises: Entrance hallway with intercom system. Modern bathroom with P shaped bath and shower over, wash basin and W.C. Open plan living kitchen with a range of wall, drawer and base units and integrated oven/hob. Double bedroom one with walk in closet.

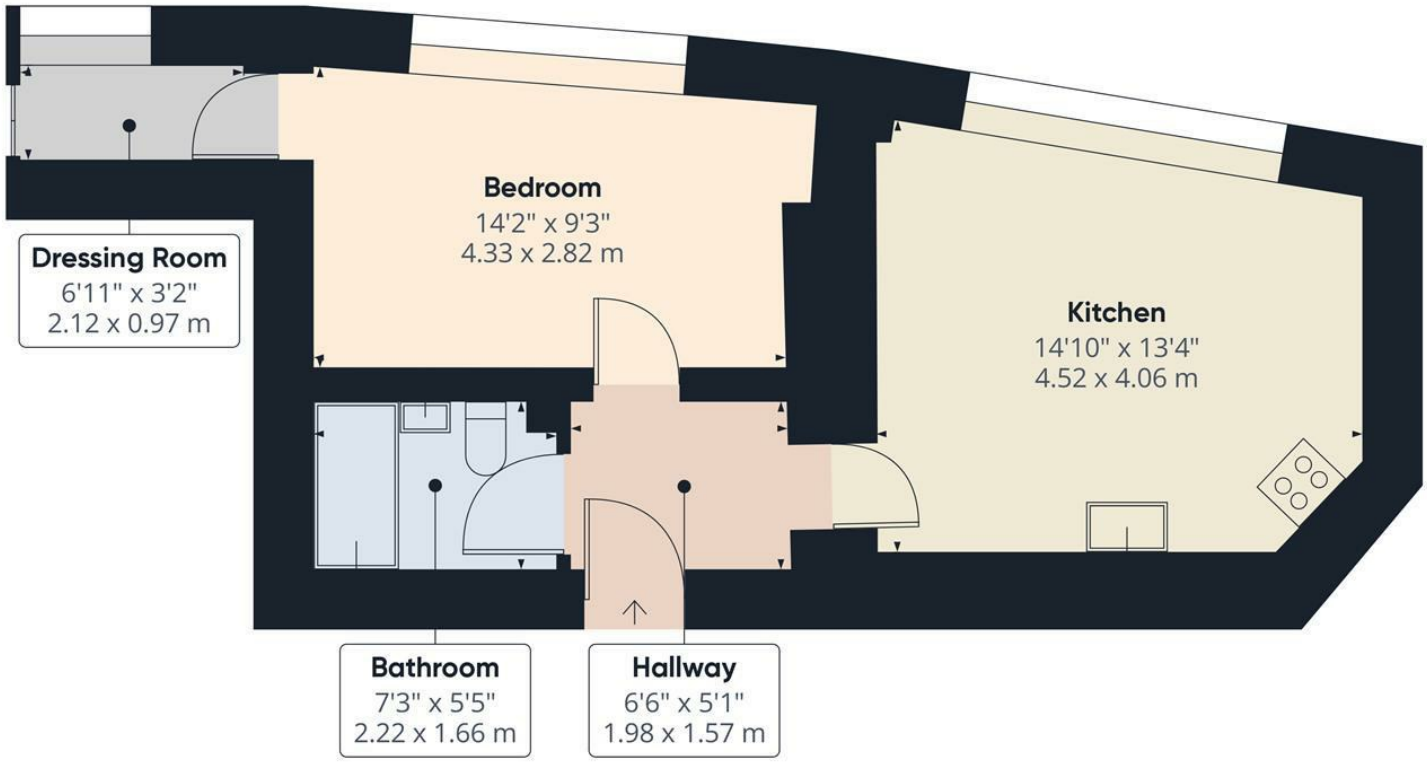
Viewings will be offered to serious prospective purchasers who are able to demonstrate that they are proceedable under auction terms.

Buyers Premium
* Plus 5% Buyers Premium + VAT
UNCONDITIONAL LOT Buyers Premium Applies Upon the fall of the hammer, the Purchaser shall pay a 5% deposit and a 5%+VAT (subject to a minimum of £5,000+VAT) buyers premium and contracts are exchanged. The purchaser is legally bound to buy and the vendor is legally bound to sell the Property/Lot. The auction conditions require a full legal completion 28 days following the auction (unless otherwise stated).

Pre Auction Offers Are Considered
The seller of this property may consider a pre-auction offer prior to the auction date. All auction conditions will remain the same for pre-auction offers which include but are not limited to, the special auction conditions which can be viewed within the legal pack, the Buyer's Premium, and the deposit. To make a pre-auction offer we will require two forms of ID, proof of your ability to purchase the property and complete our auction registration processes online. To find out more information or to make a pre-auction offer please contact us.

- One Bedroom Apartment
- Fantastic Central Location
- Well Presented Throughout
- Excellent Wide Range Of Amenities
- No Onward Chain
- Potential Rental Investment Income Of £700 PCM
- Ideal First Home
- Leasehold: 150 Years From August 2003
- EPC Rating: C / Council Tax: Band A
- Viewing Via Banner Cross Office

PINSTONE CHAMBERS
58



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Approximate total area(1)

426 ft²

39.58 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

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While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point, which is of particular importance to you, please contact the relevant office. The Agents have not tested any apparatus, equipment, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification. Please note all the measurement details are approximate and should not be relied upon as exact. All plans, floor plans and maps are for guidance purposes only and are not to scale. Under no circumstances should they be relied upon as exact or for use in planning carpets and other such fixtures, fittings or furnishings. YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOAN SECURED ON IT. 'A Life Assurance policy may be requested.' 'Written Quotations of credit terms available on request.'

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