



*Spencer.*

**Apt 5 MHA Fairthorn, 117 Townhead Road, Sheffield,  
S17 3AJ**

## Buy —

this superb two double bedroomed retirement apartment, for the over 60's, with care services available. All situated in beautiful grounds, set with stunning views and allocated parking.

— from *Spencer.*

- Available with no chain
- Two double bedroom apartment, managed by MHA (Methodist Homes)
- Kitchen, lounge/dining room and balcony with countryside views
- Main bathroom and ensuite shower room
- 24 hour staff on site, individual care options available
- Allocated car parking space
- Well maintained communal gardens and a residents lounge
- Council Tax Band-C. Tenure - Leasehold
- EPC Rating-C
- What3words///ample.lifted.dome



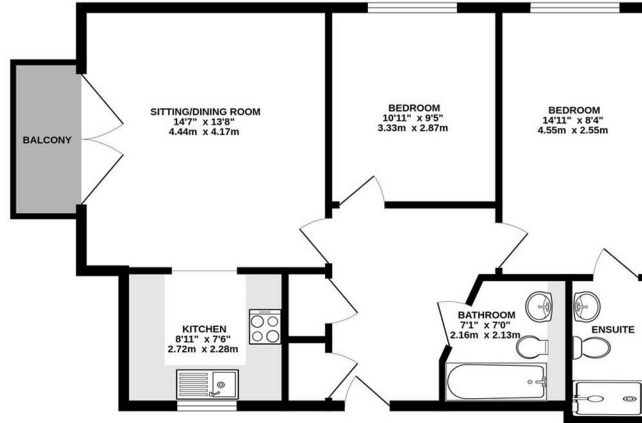
Offers Around

**£275,000**



# Floorplan

GROUND FLOOR  
CEILING HEIGHT 2.38M  
680 sq.ft. (63.2 sq.m.) approx.



TOTAL FLOOR AREA: 680 sq ft. (63.2 sq.m.) approx.

While every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, stairs and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems, and appliances shown have not been tested and no guarantee as to their operation or condition can be given.  
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Viewing: Via the Agents  
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