



Spencer.

**Apt 3, Sharrow Point, 326 Cemetery
Road. Sharrow Vale. S11 8FT**

Buy —

a two bedroom, two bathroom apartment in a gated development in Sharrow Vale, S11

— from *Spencer.*

- Fabulous two bedroom apartment in Sharrow Vale
- En-suite bathroom to main bedroom
- Large living room with big windows
- Allocated undercroft parking and shared private gym
- Award winning architecture with private balcony
- Fully fitted modern kitchen
- Close to amenities and no chain
- EPC Rating - C
- Council Tax Band - C
- What3Words: fishery.steep.shiny

Offers Around

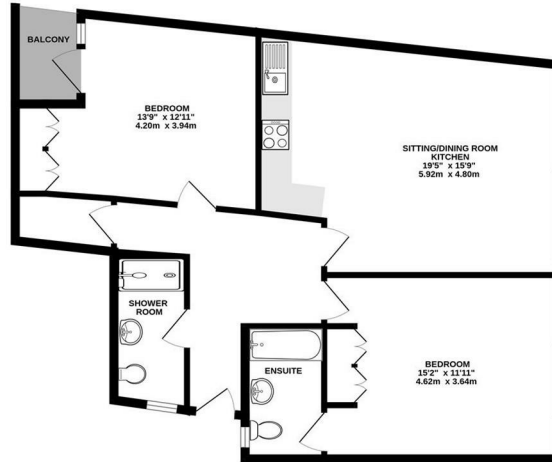
£285,000





Floorplan

FIRST FLOOR
CEILING HEIGHT 2.34 M
823 sq.ft. (76.5 sq.m.) approx.



TOTAL FLOOR AREA: 823 sq.ft. (76.5 sq.m.) approx.
Whilst every effort has been made to ensure the accuracy of the floorplan presented here, measurements of above, surface, areas are only approximate, for use as a guide only and do not constitute an offer or contract. Measurements are given in good faith and believed to be correct. Any prospective buyer should satisfy themselves as to the correctness of all statements and should not rely on them as representation of fact. No person in the employment of Spencers has any authority to make or give representation or warranty whatever in relation to this property.
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Viewing: Via the Agents
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