



## Rent -

## 2-Bedroom Brand-New Unfurnished Apartment, Available NOW

## —from Spencer.

- AVAILABLE NOW
- 2 Bedroom Apartment
- · Unfurnished with appliances
- · On site parking included
- Holding Deposit £215
- Security Deposit £1095
- EPC Rating C / Council Tax is still being banded
- 6-12 Month Tenancy
- Luxury Art Deco Style
- · Contemporary Living Space











£950

**PCM** 









## Floorplan

SECOND FLOOR 640 sq.ft. (59.5 sq.m.) approx.



TOTAL FLOOR AREA, 1400 sq.ft. (\$9.5 sq.ft.) approx.

What every altering has been made to ensure the accuracy of the floorigen contained lever, releasement of doors, workness, recommend on any other ferms are approximate and no responsibly in taken to any enror, omission or miss besterment. This plan is the floorigeneous original should be used as such by any prospective purchases. The enrories, systems and apprinces shown here not been tested and no guarantee in the best section of the control of the plant section of the plant section of the plant section of the control of the plant section of the plant sec



+44 (0)114 268 3682 info@spencersestateagents.co.uk

469 Ecclesall Road, Sheffield, S11 8PP SpencersEstateAgents.co.uk **y** SpencersAgents

SpencersAgents

■ SpencersEstateAgents

All enquiries and negotiations conducted via the Spencers office. We are obliged under the Estate Agent Act 1991 to qualify all offers and an independent mortgage consultant will speak to you to substantiate your details. The particulars are set out as a general outline only for guidance and do not constitute part of 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.

Viewing: Via the Agents

 $Spencers\,Agents\,Ltd, 469\,Eccles all\,Road, Sheffield\,St1\,8pp\,|\,Registered\,in\,England\,No.\,7565948$