



Spencer.

2, Hallam Chase, Sandygate, S10 5SW

Buy —

this fabulous one double bedroom ground floor apartment which is beautifully presented and located within the highly sought after suburb of Sandgate, S10.

— from *Spencer.*

- Available with no chain
- Well presented ground floor apartment
- One double bedroom
- Lounge/Dining room
- Modern fitted kitchen
- Off street parking
- Excellent location
- Council Tax Band -A
- EPC Rating- D
- What3words///social.salon.drift



£145,000



Floorplan

GROUND FLOOR
447 sq.ft. (41.5 sq.m.) approx.



TOTAL FLOOR AREA - 447 sq.ft. (41.5 sq.m.) approx.

Whilst every effort has been made to provide the accuracy of this floorplan, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for guidance purposes only and does 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.
Date: 01/09/2022

Spencer.

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

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

🐦 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 Ecclesall Road, Sheffield S11 8PP | Registered in England No. 7565948