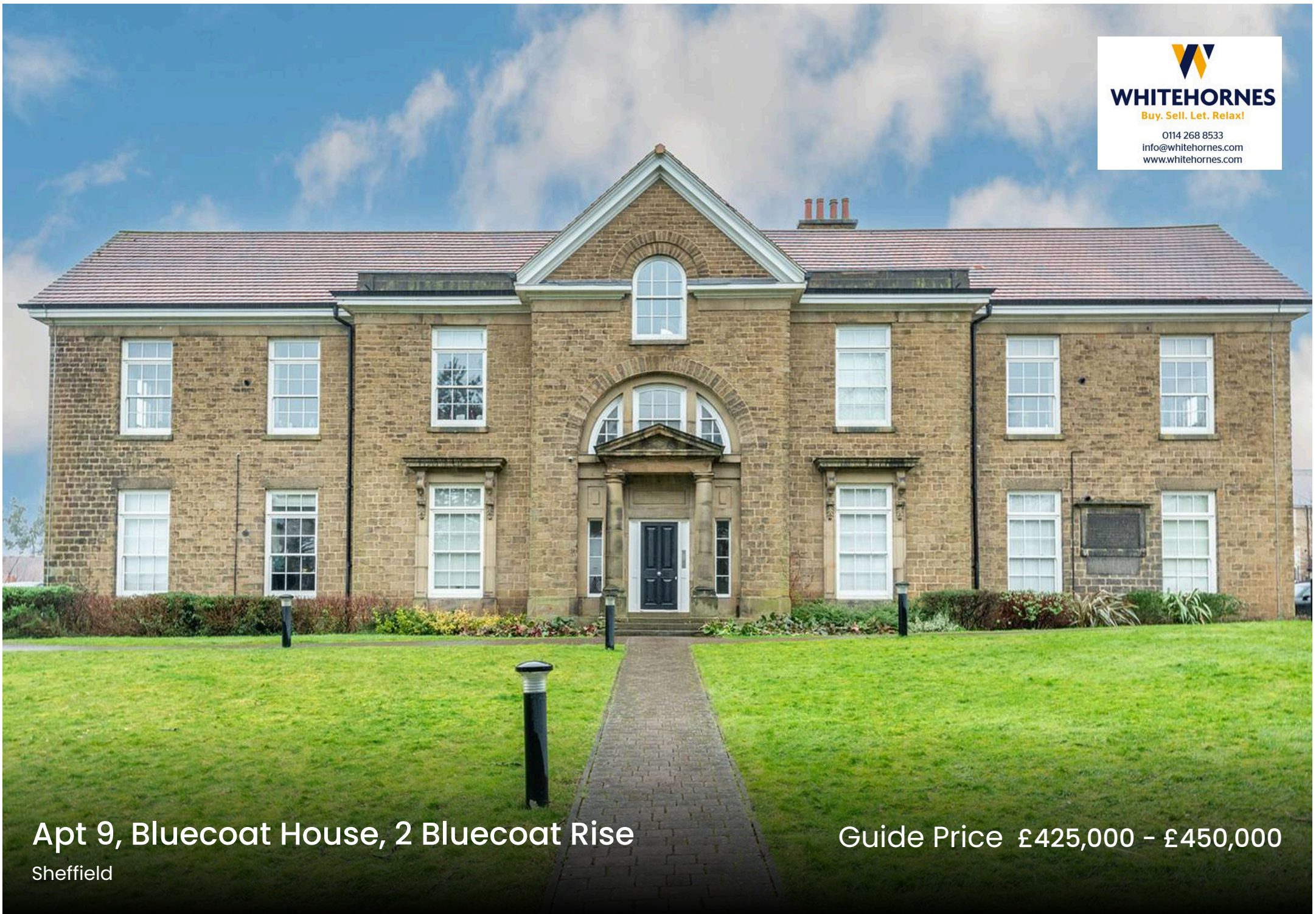




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Apt 9, Bluecoat House, 2 Bluecoat Rise
Sheffield

Guide Price £425,000 - £450,000

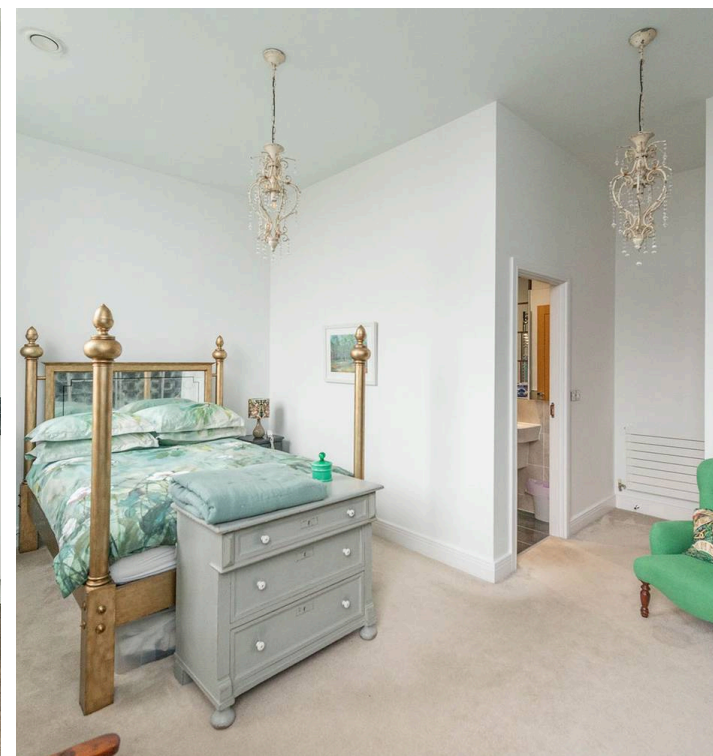
Apartment 9

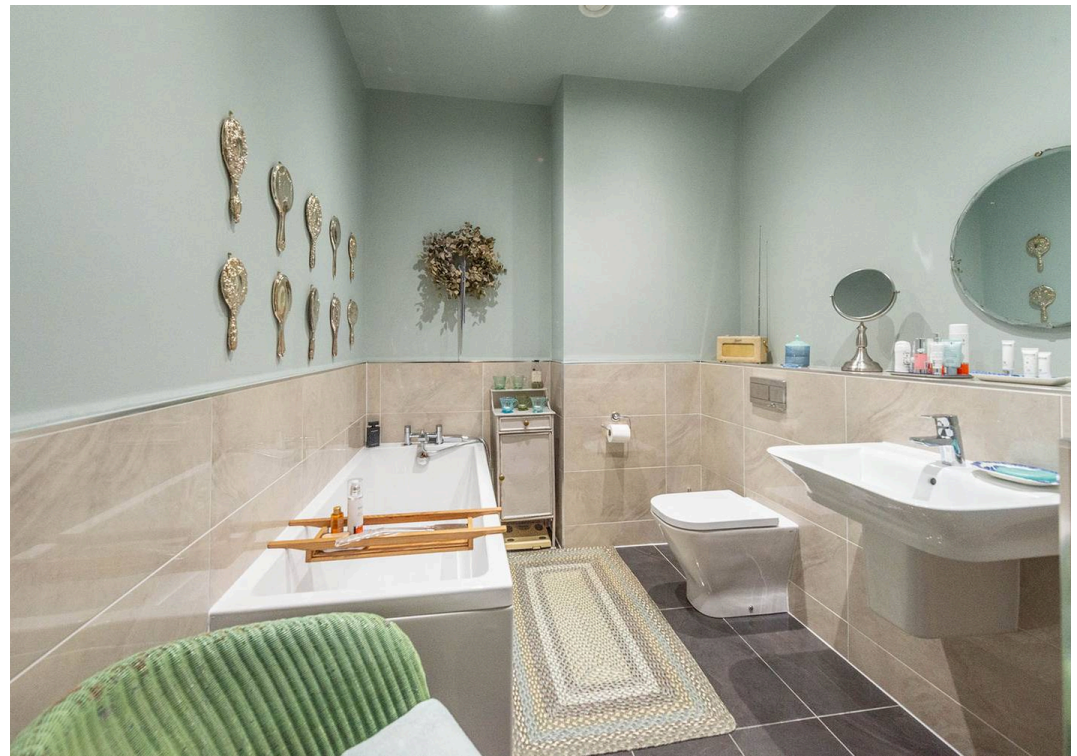
Bluecoat House, Sheffield

An absolutely outstanding, immaculately presented and incredibly deceptive, two double bedroom, two bath/shower room luxury ground and first floor apartment. Offering a unique internal layout over two spacious floors that total an impressive 1,258 sq feet that are complimented by a feeling of light generated from large windows throughout. Redefining the term contemporary modern open plan living to the ground floor with a wonderful open plan bespoke fitted kitchen that efficiently flows to the dining and sitting room, this apartment has been super careful to respect the original features, character and charm associated with a property of this era and effortlessly blended them with a modern, chic finish. Forming part of the original stone built school house the property offers in our opinion the best position on this well regarded development.

Council Tax band: D Tenure: Leasehold

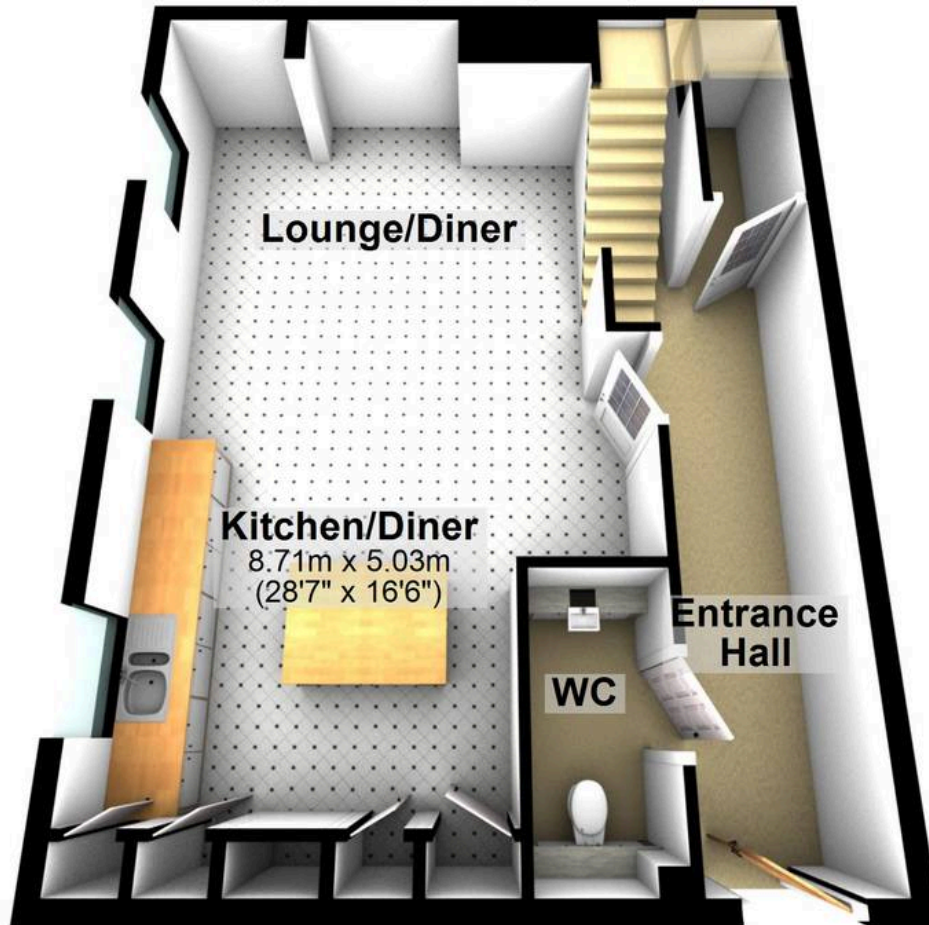
- SENSATIONAL GROUND AND FIRST FLOOR TWO DOUBLE BEDROOM TWO BATHROOM STONE SCHOOL HOUSE CONVERSION
- UNIQUE DESIGN WITH A DUPLX TWO FLOOR PLAN TOTTALLING AN IMPRESSIVE 1,258 SQ FEET
- CONTEMPORARY OPEN PLAN GROUND FLOOR WITH FITTED BESPOKE KITCHEN
- INCREDIBLY SPACIOUS FEEL THROUGHOUT ALONG WITH HUGE WINDOWS FLOODING THE PROPERTY WITH LIGHT
- PERFECT FOR THE PROFESSIONAL COUPLE DOWN-SIZER OR A FAMILY
- EXCELLENT LOCATION IN THE VERY HEART OF BRINCLIFFE TOWARDS THE SOUTH WEST OF THE CITY
- ORIGINAL PERIOD FEATURES CHARACTER AND





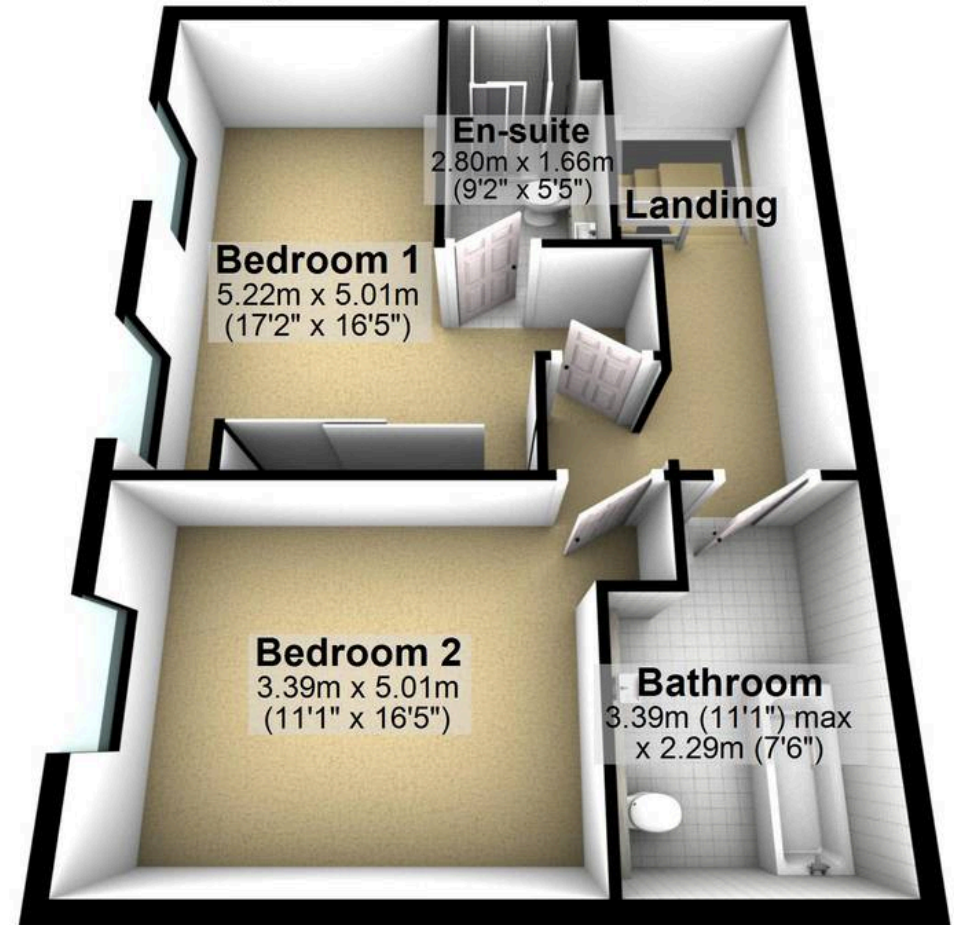
Ground Floor

Approx. 58.5 sq. metres (629.2 sq. feet)



First Floor

Approx. 58.4 sq. metres (628.9 sq. feet)



Total area: approx. 116.9 sq. metres (1258.1 sq. feet)

All measurements are approximate
Plan produced using PlanUp.