



**WHITEHORNES**

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**Flat 30, Parkview Court, 145 Cobnar Road**

Sheffield

**Guide Price £135,000 - £150,000**

# Flat 30

Parkview Court, Sheffield

An incredibly rare opportunity has arisen to purchase this fabulous one double bedroom ground floor apartment. Perfect for the professional couple, first time buyers or those looking to downsize it's easy to say that viewing is essential to fully appreciate this wonderful property. With the huge benefit of a private lock up garage together with ample visitor spaces in the communal car park. Quietly tucked away on this little known road and forming part of this well regarded residential development within the very heart of popular Norton. With a wealth of local amenities close by as well as great public transport links and Graves Park within easy walking distance. Offering spacious, light and well appointed accommodation that totals 624 sq feet, the property has been tastefully finished and carefully maintained by its current owner. Council Tax band: A Tenure: Leasehold

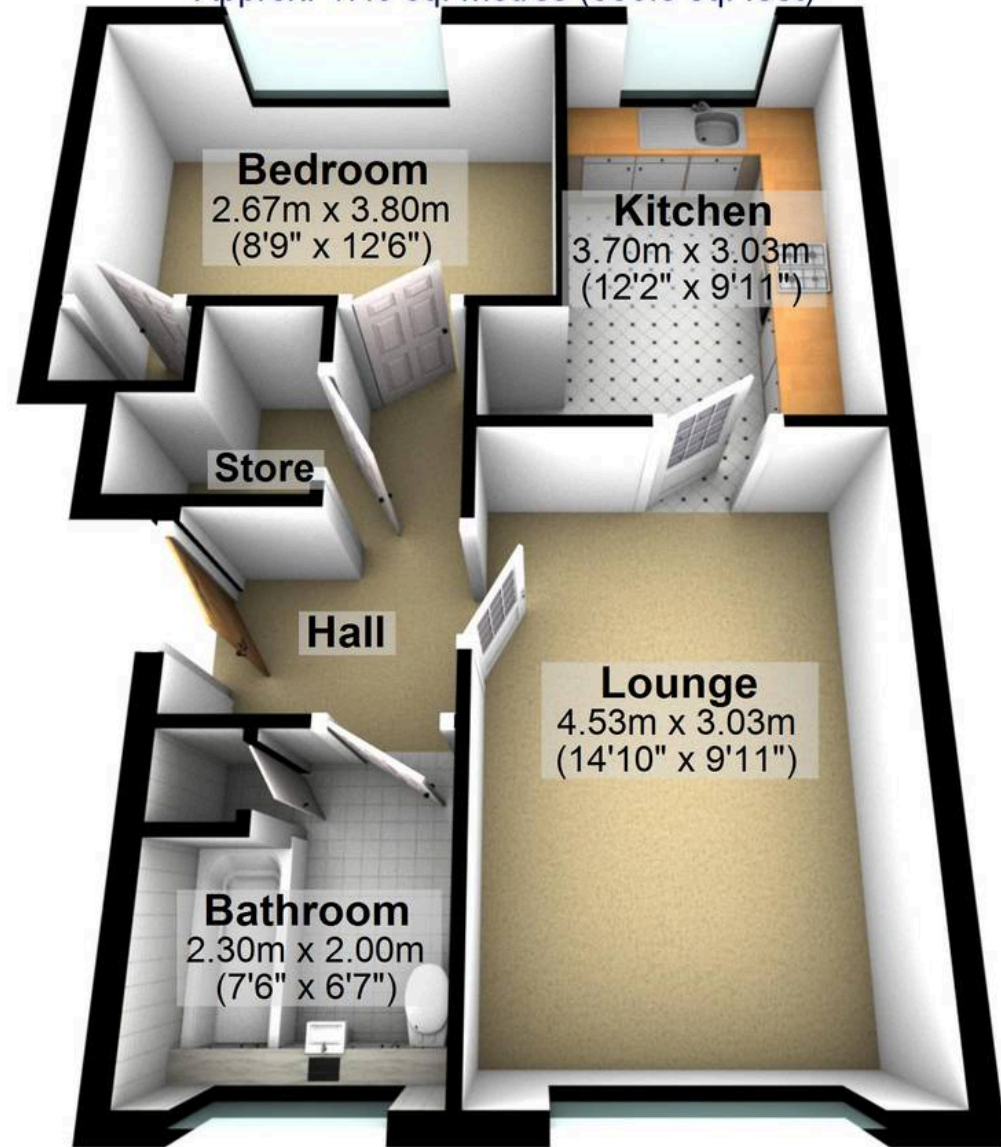
- FABULOUS ONE DOUBLE BEDROOM GROUND FLOOR APARTMENT
- PRIVATE LOCK UP SINGLE GARAGE AND AMPLE VISITOR PARKING BAYS
- HEART OF ULTRA POPULAR NORTON WITH GRAVES PARK A FEW STRIDES AWAY
- QUIET TUCKED AWAY RESIDENTIAL DEVELOPMENT OFF THE MAIN ROAD
- PERFECT FOR THE PROFESSIONAL COUPLE FIRST BUY OR THOSE LOOKING TO DOWNSIZE
- INCREDIBLY RARE OPPORTUNITY TO MARKET WITH VIEWING ADVISED
- CLOSE TO NUMEROUS LOCAL AMENITIES





## Ground Floor

Approx. 47.0 sq. metres (506.3 sq. feet)



## Garage

Approx. 11.0 sq. metres (118.2 sq. feet)



**Garage**  
4.40m x 2.50m  
(14'5" x 8'2")

Total area: approx. 58.0 sq. metres (624.5 sq. feet)

All measurements are approximate  
Plan produced using PlanUp.



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