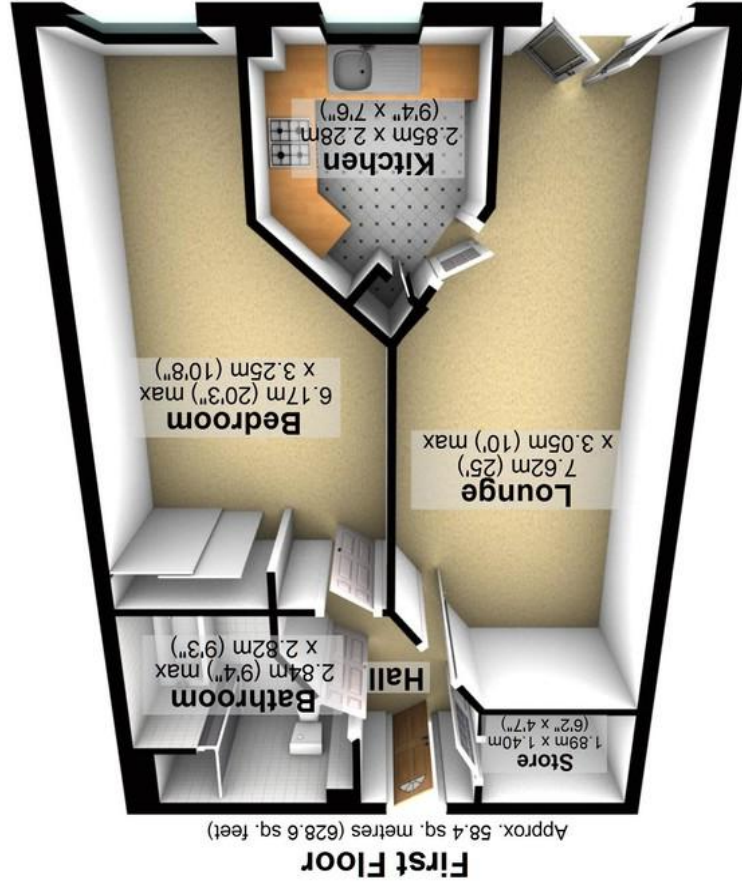


Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

Total area: approx. 58.4 sq. metres (628.6 sq. feet)  
All measurements are approximate  
Plan produced using PlanUp.





63 Windsor House | Abbeydale Road | Sheffield | S7 2BN

Property Tenure: Leasehold

An excellent one bedroomed apartment. Forming part of this superb retirement development specifically designed with the over 75's in mind. With numerous clever design features to assist in later years living, lift access to all floors, high level cookers and many more. Ideal for those looking to live in a comfortable environment with those at a similar stage of life. Perfectly placed in this quiet tucked away position, standing in its own private grounds within a tranquil setting this beautiful and spacious apartment must be viewed internally to be fully appreciated and is offered to market with the benefit of no onward chain and immediate vacant possession. Enjoying full use of the residents lounge, care packages are also available if required and a semi assisted approach is part of the ethos within this stunning development.



### PROPERTY FEATURES

- PRICED TO SELL
- STUNNING ONE BEDROOMED APARTMENT
- LIFT ACCESS TO ALL FLOORS
- SEMI ASSISTED LIVING WITH ON SITE RESTAURANT
- 24 HOUR IN HOUSE CARE AVAILABLE
- SUITABLE FOR THE OKDER CLIENT LOOKING FOR ASSISTED INDEPENDENT LIVING
- PRIVATE GROUNDS AND RESIDENTS LOUNGE
- CLOSE TO AMENITIES AND PUBLIC TRANSPORT
- VIEWING ESSENTIAL TO DO JUSTICE
- AVAILABLE WITH NO UPWARD CHAIN

**OFFERS IN REGION OF £150,000**

