



we are  
**morfittsmith**

**Daleside,  
Endcliffe,  
Sheffield,  
S10 3FA**



**A bright 1-bed apartment nestled in an enviable  
Endcliffe location: Daleside.**

This lovely home enjoys excellent access to the city centre and university buildings, with smart décor and a peaceful communal garden.





## Time to explore.

Daleside can be found in Endcliffe, a vibrant community just south-west of the Sheffield city centre. Endcliffe boasts a range of stunning green spaces close by, most notable of which are Endcliffe Park, Bingham Park, and the Botanical Gardens. Ecclesall Road and Fulwood Road are both within easy reach, affording you excellent shopping facilities, delicious dining options, and lovely local businesses. These roads also give you easy access to the city centre, making commuting and exploring an easy venture, and fantastic access to the Peak District for when you need to escape the concrete jungle. To the rear of the development is a lovely communal garden that encompasses an immense green lawn encircled by trees and shrubs, giving this well-connected property a sense of peace and privacy like no other.

## Step inside your new home.

Daleside is a delightful modern development ideally suited to professional life. Situated on the second floor, the apartment opens into a bright entrance hall with fitted storage and neutral décor, from which all other rooms are accessible. Directly in front of the entrance is the bedroom, a bright double with ample fitted storage spanning much of one wall. On the opposite side of the corridor is the family bathroom, an immaculate full bathroom with smart tiling, a spotless three-piece suite, and a practical shower above the bath. Completing the floorplan are two fantastic spaces: the kitchen/diner and living room. The kitchen is a good size with generous cupboard and worktop space perfect for preparing meals. There is also plenty of space for a breakfast table too, making this an ideal spot for casual dining. The living room next door is a great size with stunning dual aspect and an elegant fireplace feature. There is plenty of space for a range of furniture, such as comfy seating and entertainments.

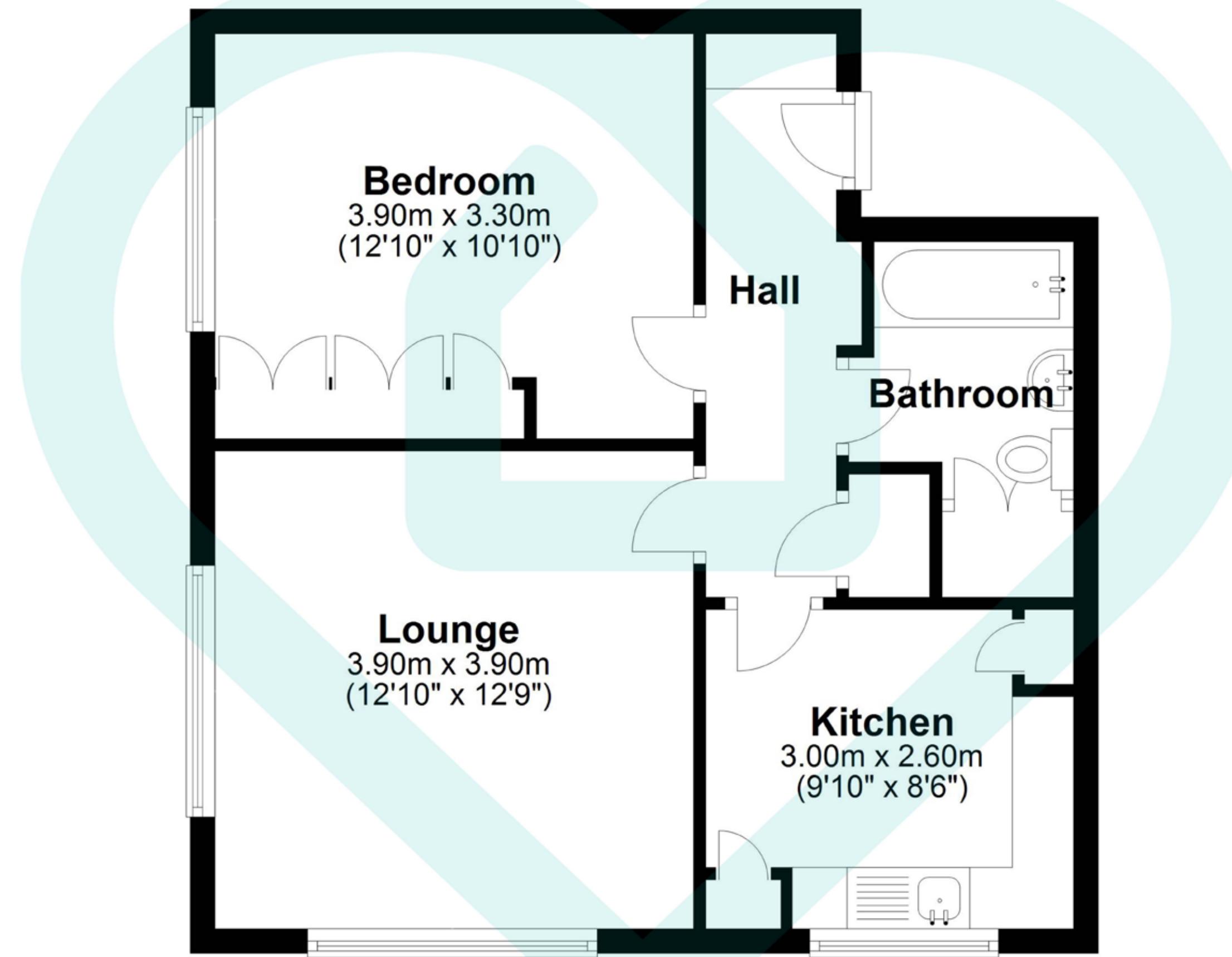






## First Floor

Approx. 47.8 sq. metres (514.3 sq. feet)



Total area: approx. 47.8 sq. metres (514.3 sq. feet)

This floor plan is for illustrative purposes only. All measurements and layouts are approximations and do not necessarily capture the precise specifications of the property. No responsibility is taken for any error, omission, or misstatement.

We always recommend viewing in person to confirm the exact floor



IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		
72   C		72   C	79   C



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