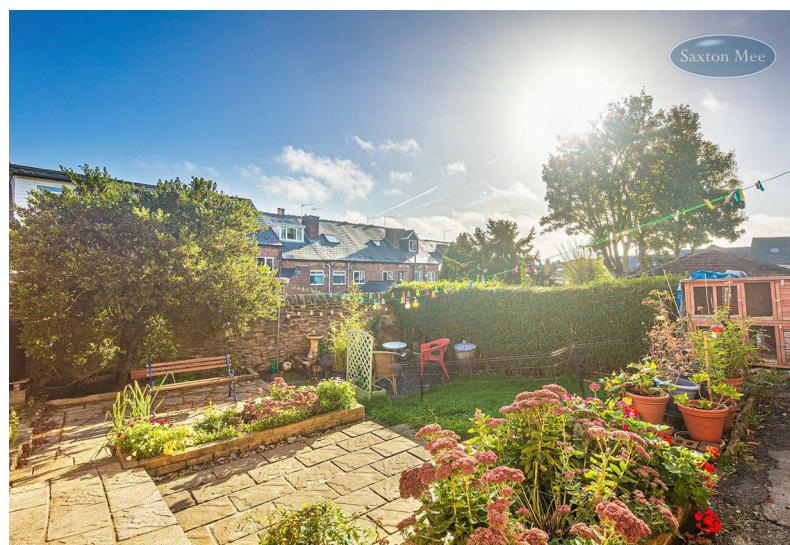




Sackville Road Crookes Sheffield S10 1GT
Guide Price £275,000

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GUIDE PRICE £275,000-£285,000 ** FREEHOLD ** THREE DOUBLE BEDROOMS ** This deceptively spacious, stone fronted mid terraced house is located on a quiet road within the extremely popular suburb of Crookes. Beautifully presented throughout, the property benefits from superb sized rooms, recently replastered and carpeted bedrooms, a low maintenance garden, and a double cellar which has potential to be converted.

Measuring just under 1400 square feet in total, the accommodation on the ground floor comprises a bay windowed lounge that has a feature fireplace and built-in alcove storage, and a spacious kitchen diner that has a range of fitted units that have shaker style doors and contrasting worktops and freestanding appliances. From here there is access to the rear garden and the cellar head down to a double cellar which houses the gas central heating boiler.

On the first floor there is a much larger than average double bedroom to the front aspect which has an impressive walk-in wardrobe, and a free standing wardrobe, a second double bedroom to the rear aspect, and a well appointed bathroom that has a white suite with a shower over.

From the landing area, stairs lead to a spacious attic style bedroom that has access to eaves storage and has a Velux window which enjoys views over Sheffield.

- STONE FRONTED MID TERRACE
- DECEPTIVELY SPACIOUS
- THREE DOUBLE BEDROOMS
- GOOD SIZED KITCHEN DINER
- BEAUTIFULLY PRESENTED
- NEUTRAL DECOR
- WELL APPOINTED BATHROOM
- FREEHOLD PROPERTY
- GAS CENTRAL HEATING/DOUBLE GLAZED
- CLOSE TO EXCELLENT AMENITIES





OUTSIDE

To the front the property is set back from the pavement by way of a small private garden area. At the rear there is a relatively low maintenance garden which has paved areas, planted raised beds, and a brick-built outbuilding.

LOCATION

Sackville Road is a popular residential road within the sought after area of Crookes S10. Crookes features an abundance of amenities including superb independent coffee shops and cafes, various eateries both for eat-in and take away, several pubs, and some fabulous local shops as well as a Sainsbury's Local and a Co-op. Regular bus routes offer easy access into the city centre, and the location is ideal for people needing access to the main city Hospitals and various University campuses.

MATERIAL INFORMATION

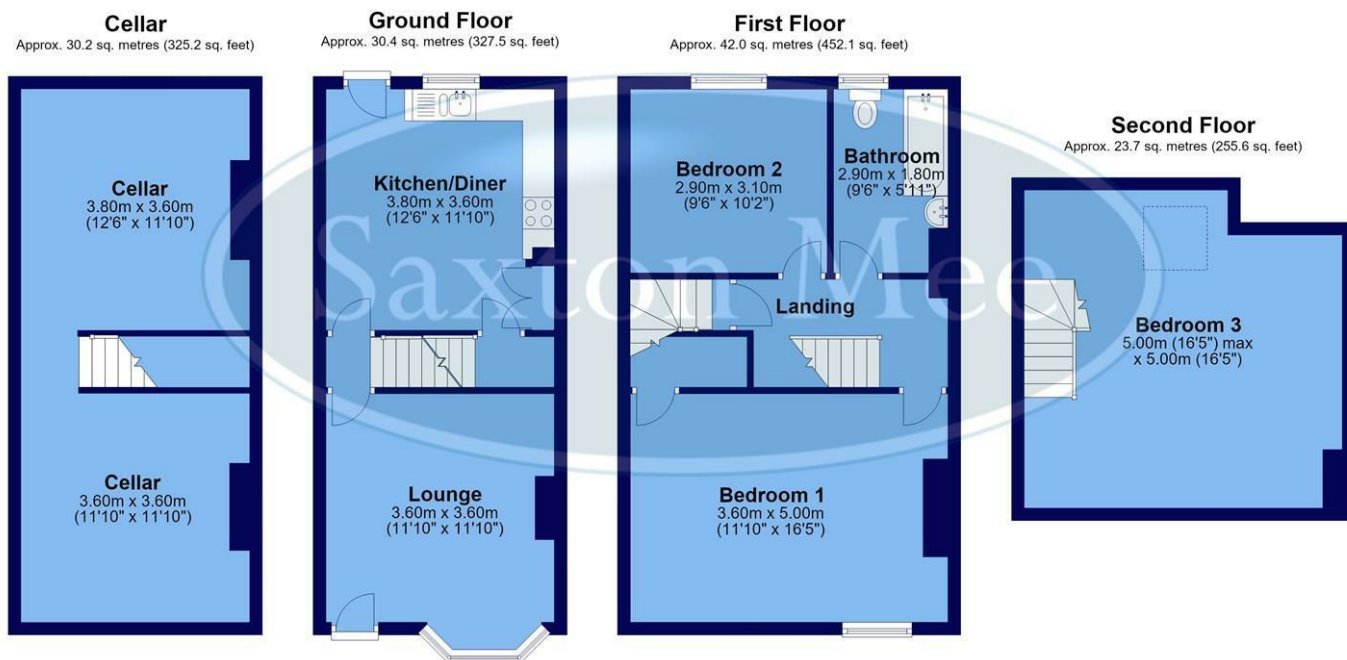
Tenure: Freehold

Council Tax Band: B

VALUER

Chris Spooner MNAEA

Whilst we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property. If there is any point which is of particular importance to you, please contact the relevant office. The Agents have not tested any apparatus, equipment, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification. All plans, floor plans and maps are for guidance purposes only and are not to scale. Please note all measurements are approximate and should not be relied upon as exact. Under no circumstances should they be relied upon as exact or for use in planning carpets and other such fixtures, fittings or furnishings. YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOAN SECURED ON IT.



Total area: approx. 126.4 sq. metres (1360.4 sq. feet)

All measurements are approximate and to max vertical and horizontal lengths
Plan produced using PlanUp.

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