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34 Compton Street, Sheffield, S6 5BP

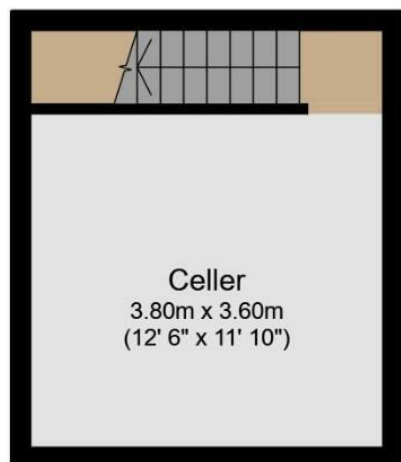
34 Compton Street, Sheffield, S6 5BP

By Auction £115,000

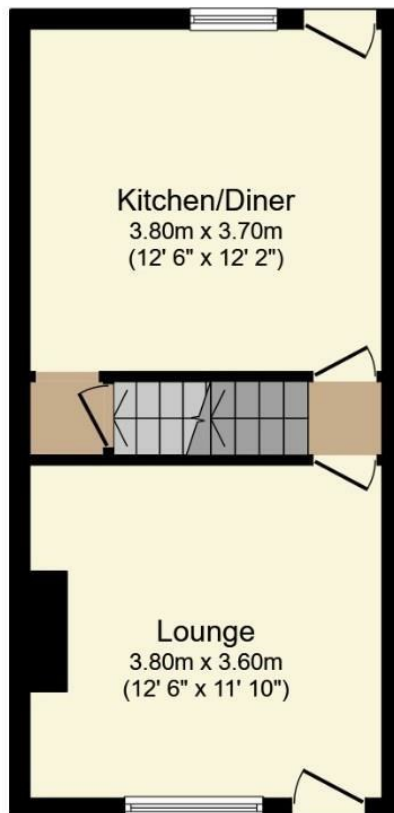
*FOR SALE VIA TRADITIONAL AUCTION * GUIDE PRICE £115,000 * BIDDING CLOSES 30TH APRIL at 3PM* FEES APPLY * REGISTER YOUR INTEREST AT [HUNTERS.COM](https://www.hunters.com) SELECT AUCTIONS

A fantastic opportunity to purchase a two bedroom mid terrace home dating back from the late 1800's situated on a popular road in the heart of Walkley. Requiring a scheme of modernisation, this deceptively spacious home would be of interest to investors . Usual entry via the back door into a good size kitchen diner with a range of wall and base units and space for a dining table. Door to the cellar head with steps down, the cellar has good ceiling height for possible conversion. Inner lobby with stairs rising to the first floor and a door through to the lounge. Stripped back floorboards in the lounge with wooden window shutters and front door out to the street. Upstairs the master bedroom occupies the front of the house with a handy built in storage cupboard. Bedroom two at the rear along with the family bathroom comprising a white three piece suite with bath, shower over bath, W/C and sink basin. Outside the property boasts an excellent size garden with a lawn, path leading down and a good range of mature shrubs and plants. Situated just a short walk to Bole Hill Park and the local Walkley shops, viewing is highly recommended.

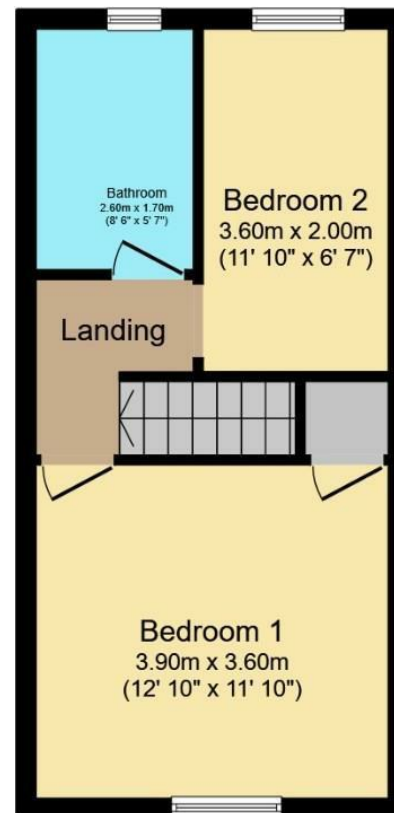
Hunters Sheffield - Hillsborough 1 Middlewood Road, Hillsborough, S6 4GU | 0114 242 4260
hillsborough@hunters.com | www.hunters.com



Cellar



Ground Floor



First Floor

Total floor area 80.2 m² (863 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s).

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GENERAL REMARKS

TENURE

This property is Leasehold with 675 years remaining at a cost of £3.00

RATING ASSESSMENT

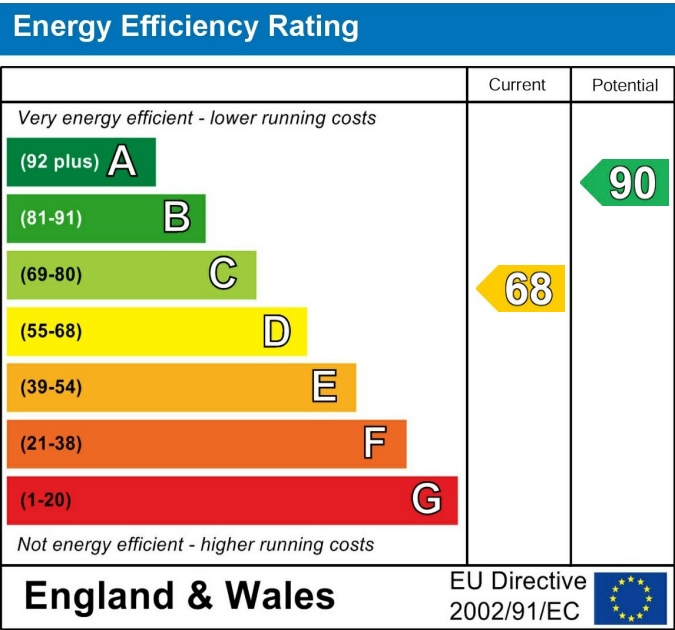
We are verbally advised by the Local Authority that the property is assessed for Council Tax purposes to Band A.

VACANT POSSESSION

Vacant possession will be given on completion and all fixtures and fittings mentioned in the above particulars are to be included in the sale.

MORTGAGE FACILITIES

We should be pleased to advise you in obtaining the best type of Mortgage to suit your individual requirement



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.









