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**HUNTERS**<sup>®</sup>  
HERE TO GET *you* THERE

64 Parkside Road, Hillsborough, S6 2AA

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Asking Price £250,000

Hunters Hillsborough present a charming mid-terrace house offering the perfect blend of modern living and comfort, nestled on Parkside Road in the heart of Hillsborough. With three well-proportioned bedrooms and two bathrooms, this property is ideal for families or professionals seeking a stylish home.

The heart of the home is the open-plan kitchen diner, which is larger than most and features stunning Quartz worksurfaces. It comes equipped with a mixture of integrated and freestanding appliances, providing both functionality and style for those who enjoy cooking and dining.

Superb lounge that boasts unspoilt views of Hillsborough Park. The feature wall adds a touch of elegance, while the ample space allows for a variety of furniture arrangements, making it a perfect spot for relaxation or entertaining guests.

On the first floor, you will find two double bedrooms alongside the family bathroom, which is fitted with a modern freestanding bath and centre taps, creating a luxurious bathing experience.

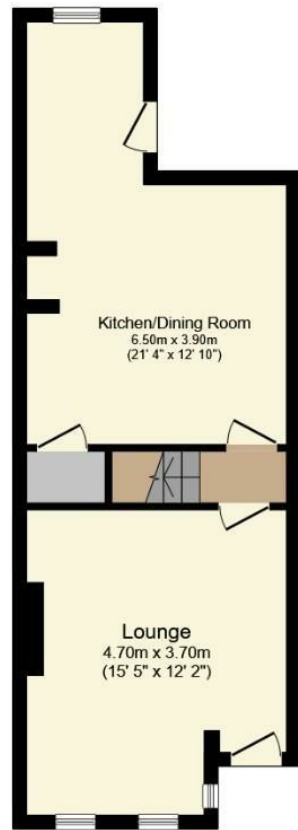
Stairs rise to the master bedroom, a true retreat, complete with an en suite bathroom, glass balustrades, and two Velux windows that flood the space with natural light. Additionally, it offers large walk-in storage solutions, ensuring that your belongings are neatly organised.

The low-maintenance rear garden is a delightful outdoor space, featuring sleeper borders and artificial grass, making it perfect for relaxation or outdoor activities. A pergola adds a charming touch, while a substantial outbuilding provides an ideal office space, complete with power and running water.

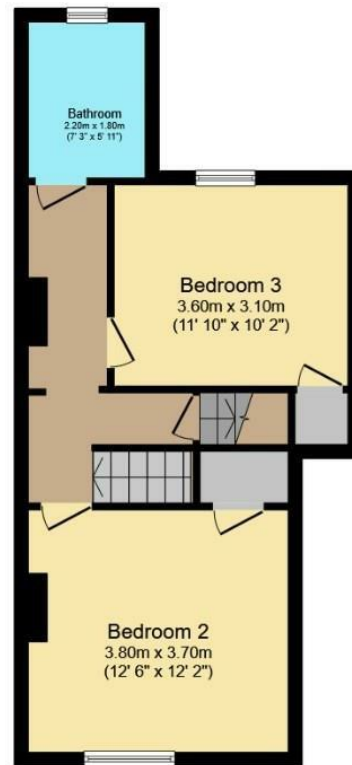
This property is not just a house; it is a home that offers comfort, style, and convenience in a sought-after location. Don't miss the opportunity to make it yours.

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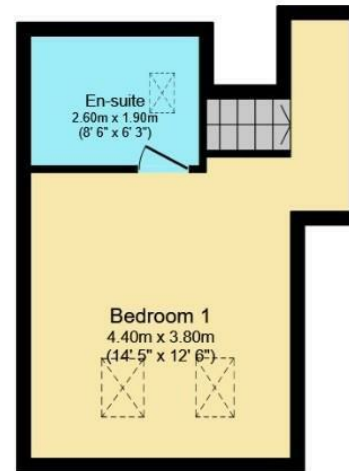




**Ground Floor**



**First Floor**



**Second Floor**

Total floor area 112.5 sq.m. (1,211 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 Freehold

**RATING ASSESSMENT**

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

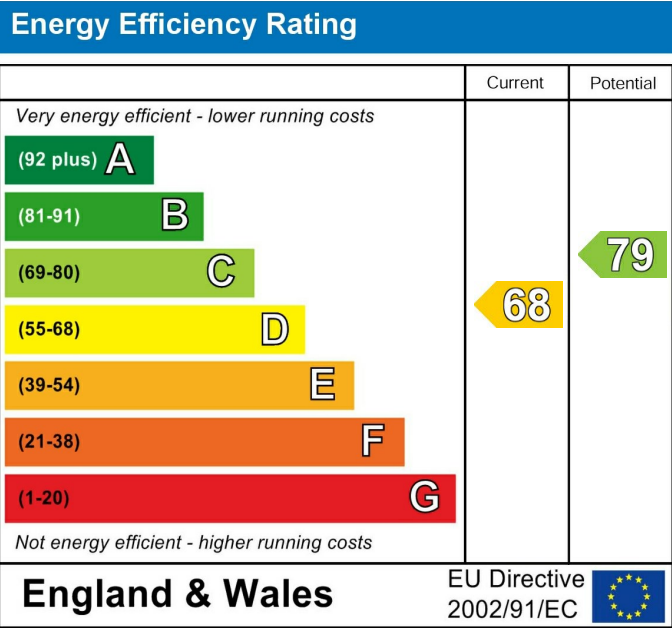
**VACANT POSSESSION**

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 requirements.

By law, we are required to conduct anti-money laundering checks on all potential buyers and sellers, and we take this responsibility very seriously. In line with HMRC guidelines, our trusted partner, Coadjute, will securely manage these checks on our behalf. Once an offer is accepted (subject to contract), Coadjute will send a secure link for you to complete the biometric checks electronically. A non-refundable fee of £45 + VAT per person will apply for these checks, and Coadjute will handle the payment for this service. These anti-money laundering checks must be completed before we can send the memorandum of sale to the solicitors to confirm the sale. Please contact the office if you have any questions in relation to this.



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.



















