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24 Bickerton Road, Hillsborough, Sheffield, S6 1SG

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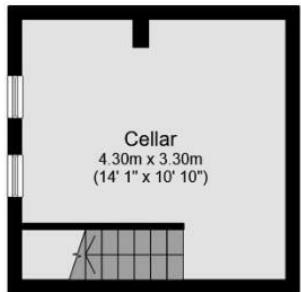
Asking Price £200,000

Nestled on Bickerton Road in the vibrant city of Sheffield, this charming end terrace house presents an excellent opportunity for both first-time buyers and those seeking a comfortable family home. Boasting three bedrooms, this property is larger than the average terrace, providing ample space for relaxation and entertaining.

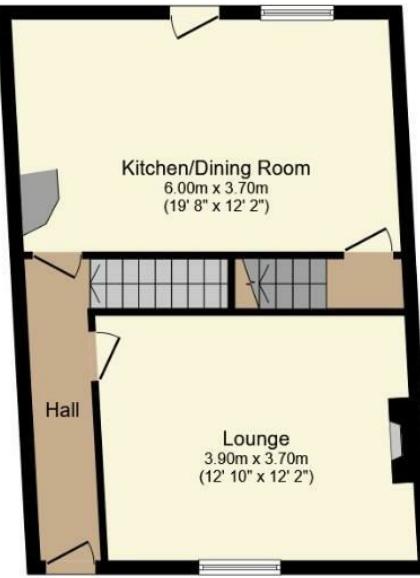
Upon entering, you will find a welcoming reception room to the front with the entrance hall leading into an open plan dining kitchen. This modern layout is perfect for family gatherings and social occasions, while also offering convenient access to useful basement storage, ideal for keeping your home organised and clutter-free.

The property features a well-appointed four-piece bathroom, ensuring that all your needs are met with both style and functionality. Outside, the level garden is a delightful space for outdoor activities or simply enjoying the fresh air. Additionally, the presence of a detached garage is a rare find in this area, providing secure parking or extra storage options.

As a freehold property with no onward chain, this home offers a straightforward buying process, allowing you to settle in without delay. With its desirable location and unique features, this end terrace house on Bickerton Road is a must-see for anyone looking to make Sheffield their home.



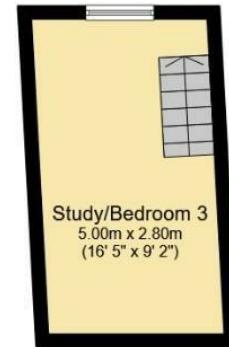
**Cellar**



**Ground Floor**



**First Floor**



**Second Floor**

Total floor area 134.5 sq.m. (1,448 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

### 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

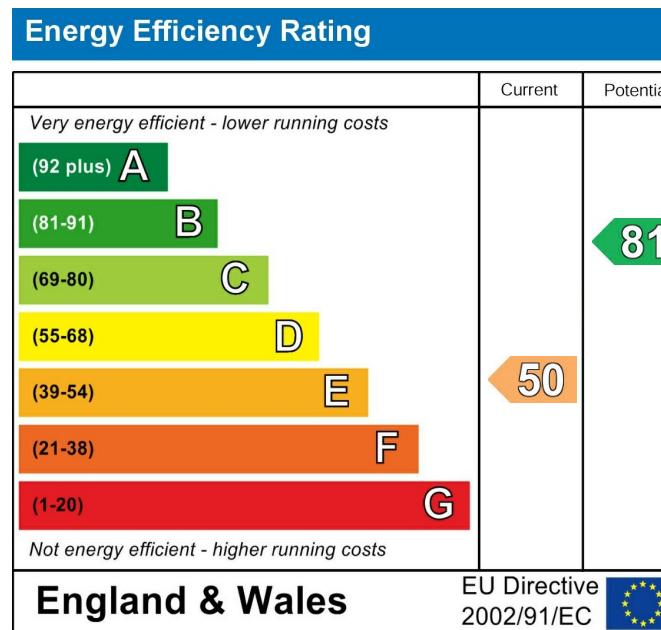
Vacant possession will be given on completion and all fixtures and fittings mentioned in the above particulars are to be included in the sale.

#### MORTGAGE FACILITIES

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

**YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOANS SECURED ON IT.**

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.









