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58 St. Anthony Road, Crookes, Sheffield, S10 1SG

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Asking Price £320,000

Hunters Crookes are delighted to present this three bedroom, semi-detached home, nestled on the charming St. Anthony Road in Crookes. This chain-free property boasts a characterful charm that is both inviting and warm.

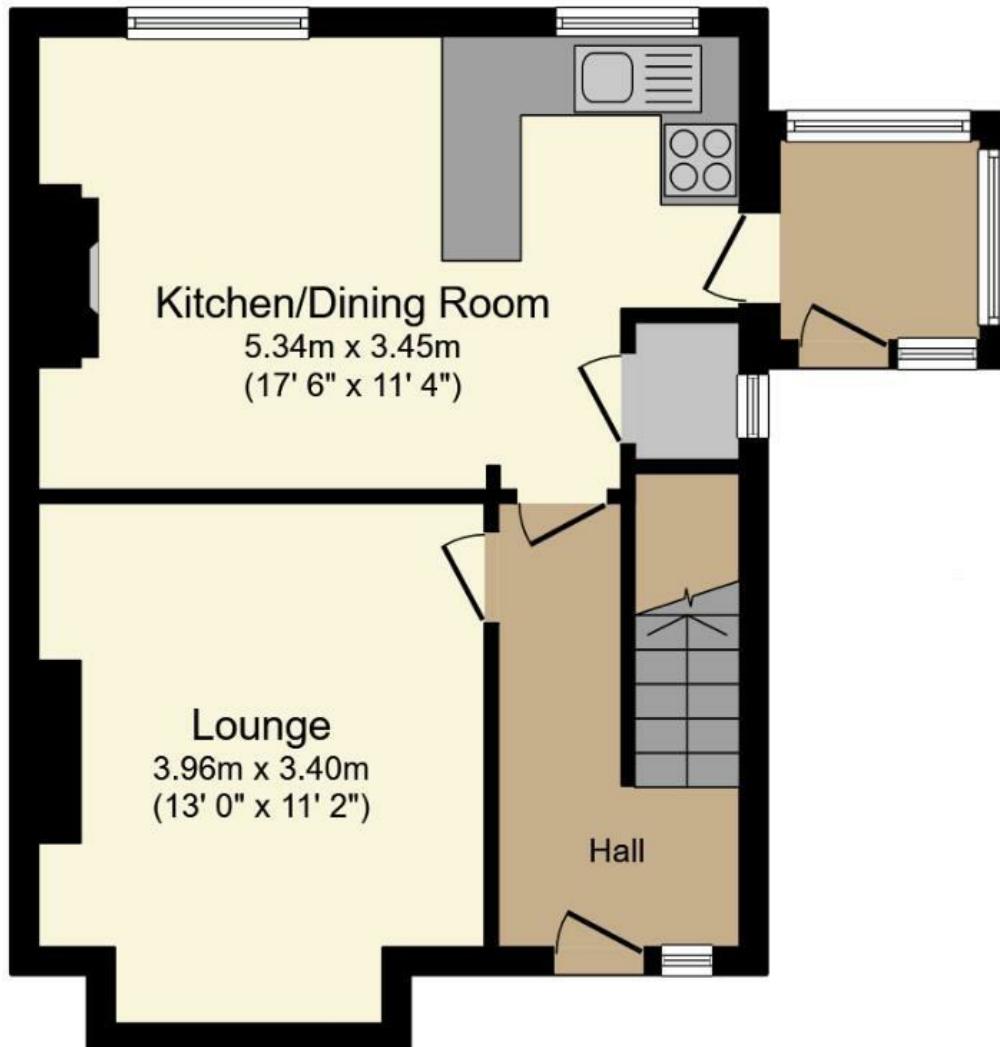
Upon entering, you will find two spacious reception rooms, ideal for both relaxation and entertaining. These versatile spaces can be tailored to suit your lifestyle, whether you envision a cosy family lounge or a formal dining area. The large windows allow natural light to flood in, creating a bright and airy atmosphere throughout. One of the standout features of this home is the stunning views that can be enjoyed from various vantage points. The picturesque surroundings enhance the overall appeal, making it a perfect retreat from the hustle and bustle of daily life.

The property features three well-proportioned bedrooms, providing ample space for family living or accommodating guests. The layout is practical and functional, ensuring that every corner of the home is utilised effectively. The shower room is conveniently located, catering to the needs of the household.

To the rear, the private garden is a lovely outdoor space, ideal for gardening enthusiasts or those who simply wish to enjoy al fresco dining during the warmer months. It offers a private sanctuary for relaxation and recreation.

This property presents a seamless opportunity for prospective buyers to move in without delay. Whether you are a first-time buyer or looking to upsize, this home on St. Anthony Road is a wonderful choice for those seeking a home in a vibrant community. Do not miss the chance to make this charming property your own.

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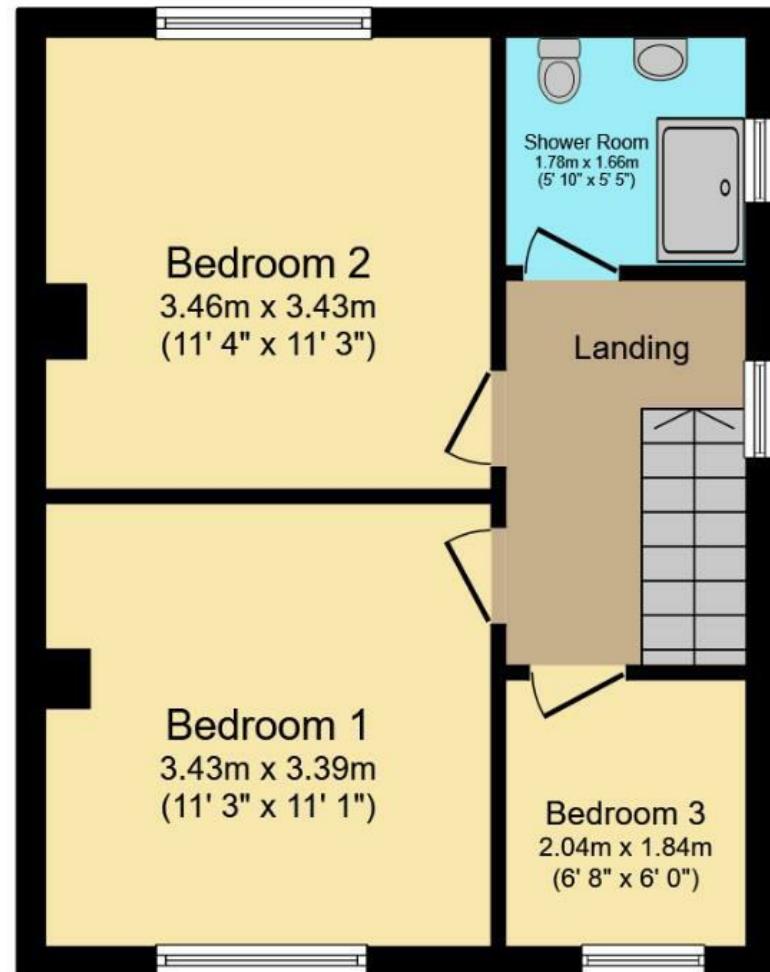


Ground Floor

Floor area 41.0 sq.m. (441 sq.ft.)

Total floor area: 78.0 sq.m. (839 sq.ft.)

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 orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io



First Floor

Floor area 37.0 sq.m. (398 sq.ft.)

GENERAL REMARKS

TENURE

We understand the property is Freehold.

RATING ASSESSMENT

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

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.

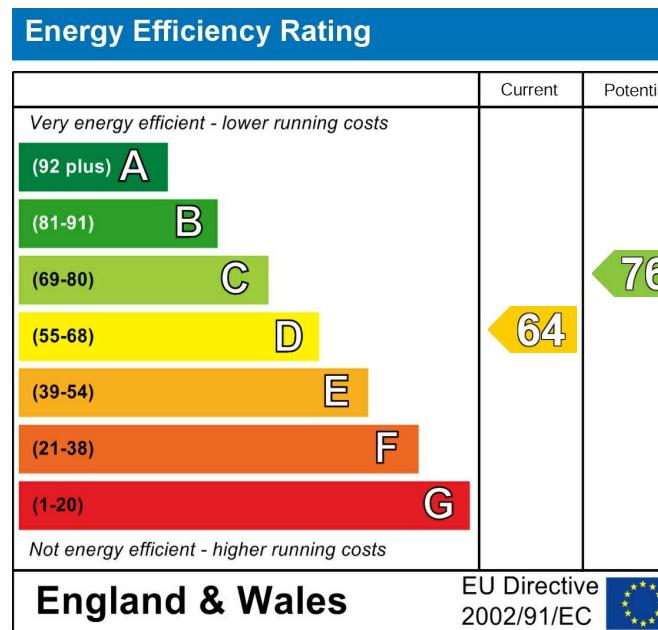
MORTGAGE FACILITIES

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.

ANTI-MONEY LAUNDERING CHECKS

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.



