



## Bartlett Road

Sheffield, S5 8BX

Guide Price £250,000 - £260,000

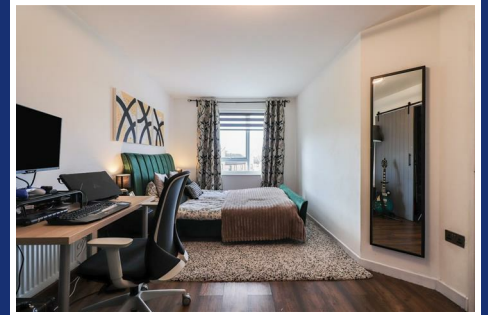


- 3 DOUBLE BED END TERRACE
- LARGE PLOT SIZE
- GENEROUS ROOM SIZES
- IMPRESSIVE GAZEBO
- CLOSE TO AN ARRAY OF AMENITIES AND THE NORTHERN GENERAL HOSPITAL
- NO UPWARD CHAIN
- STYLISH INTERIOR
- CONTEMPORARY FIXTURES AND FITTINGS
- OFF ROAD PARKING AND GARAGE
- COUNCIL TAX BAND C

# Bartlett Road

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GUIDE PRICE £250,000 - £260,000. NO UPWARD CHAIN! Nestled on the desirable Bartlett Road in Sheffield, this spacious three-bedroom end terrace house presents an exceptional opportunity for families and individuals alike. The property boasts a stunning interior, with a particularly beautiful kitchen and dining area that serves as the heart of the home. Generous room sizes throughout ensure that each of the three double bedrooms offers ample space for relaxation and comfort.

One of the standout features of this property is its large plot size, which provides a garden that is more expansive than what is typically found in this estate. The outdoor space is perfect for entertaining or simply enjoying the fresh air, and it includes an impressive gazebo and patio area, ideal for summer gatherings or quiet evenings.

Additionally, this home comes with a garage, a rare find in this area, offering valuable extra storage or secure parking for your vehicle. The location is highly convenient, with a variety of amenities just a stone's throw away. Families will appreciate being surrounded by reputable schools, while commuters will find easy access to the M1 motorway and the Northern General Hospital. The property is also well-served by good bus routes, making it easy to explore the wider Sheffield area.

Briefly comprising entrance hall, downstairs WC, kitchen/diner, living space, three double bedrooms, family bathroom and garage.

In summary, this stylish end terrace house on Bartlett Road combines spacious living with a beautiful interior and a fantastic outdoor space, all in a prime location. It is an ideal choice for those seeking a comfortable and convenient home in Sheffield...book your viewing today!

## ENTRANCE HALL

Through a glazed composite door leads into a roomy entrance hallway, a great impression on any guest, offering ample space for storage, a home office space or a cloakroom area, comprising laminate flooring, wall mounted radiator and stairs rising to the first floor. Door leads to the kitchen and downstairs WC, whilst the rest opens out into the living space.

## LIVING ROOM

18'1" x 15'8" (5.53 x 4.79)

A light and airy living space, drenched in natural light through uPVC glazed French doors and a tall uPVC window, also comprising wall mounted vertical grey radiator, laminate flooring, aerial point and telephone point.

## KITCHEN/DINER

14'7" x 10'0" (4.45 x 3.06)

A stunning kitchen diner, offering an array of contemporary white wall and base units with contrasting dark grey additional glass fronted cabinets providing plenty of storage space, stylish wooden worktops and splashback, inset composite sink and drainer with detachable mixer taps, inset 5 ring gas hob with extractor hood above, integrated electric oven, integrated dishwasher, space for an American style fridge/freezer, grey tiled flooring, wall mounted grey vertical radiator and two uPVC windows.

## DOWNSTAIRS WC/UTILITY

10'0" x 8'3" (3.06 x 2.52)

A great addition to any busy household, comprising white vanity unit with inset sink, low flush WC, wall mounted white heated towel rail, white base unit, white worktop, under counter space and plumbing for a washing machine and dryer, extractor fan and grey tiled flooring.

## LANDING

Comprising laminate flooring, wall mounted radiator, doors leading to all rooms and loft hatch.

## BEDROOM 1

14'9" x 8'9" (4.5 x 2.68)

An elegant master bedroom boasting a fabulous walk in wardrobe with a characterful sliding barn door, shelves, drawers and spotlights, also comprising laminate flooring throughout, two wall mounted radiators and uPVC window.

## BEDROOM 2

12'5" x 9'5" (3.81 x 2.88)

Another good sized double bedroom, comprising laminate flooring, wall mounted radiator, aerial point, telephone point and uPVC window.

## BEDROOM 3

9'4" x 9'1" (2.86 x 2.78)

A generously sized third double bedroom, nursery or home office, comprising grey laminate flooring, wall mounted radiator and uPVC window.

## BATHROOM

8'2" x 8'0" (2.49 x 2.44)

A modern family bathroom hosting sleek monochrome wall tiling, bath with shower over, white wall mounted vanity unit with inset sink, low flush WC, grey tiled flooring, wall mounted vertical radiator and frosted uPVC window.

## GARAGE

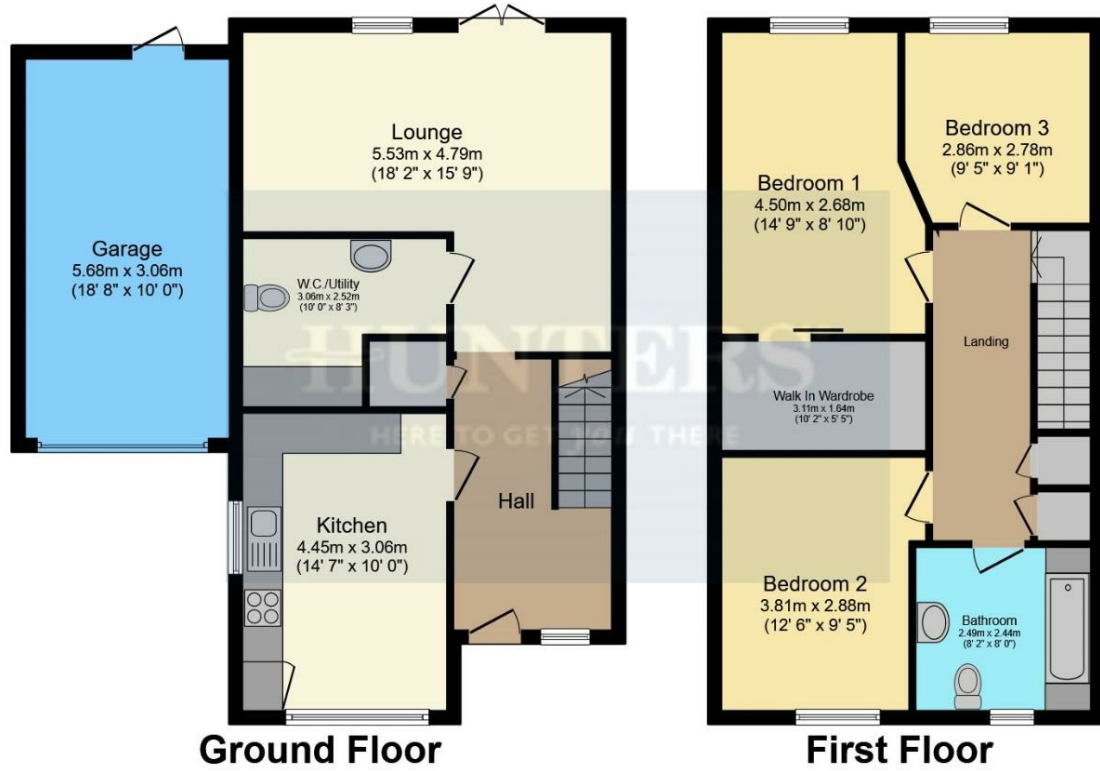
18'7" x 10'0" (5.68 x 3.06)

Offering secure parking or that extra storage space we all crave, comprising up and over door and rear door leading to the garden.

## EXTERIOR

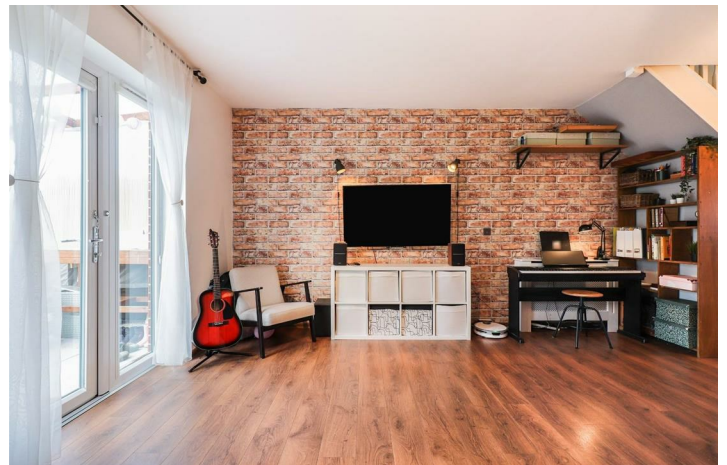
The front of the property boasts great kerb appeal with a neat walled lawn surrounded by established trees, pathway to the front door and driveway providing much sought after off road parking. The property boasts a large plot size, meaning a larger than average back garden, hosting an exquisite gazebo that offers the perfect spot to entertain or sit out in the summer months, hosting an extensive paved patio underneath, the rest of the garden is mainly laid to lawn, with a shed offering additional outdoor storage, greenhouse for the green fingered amongst us, low maintenance strawberry beds, an array of fruit trees and an outdoor tap.

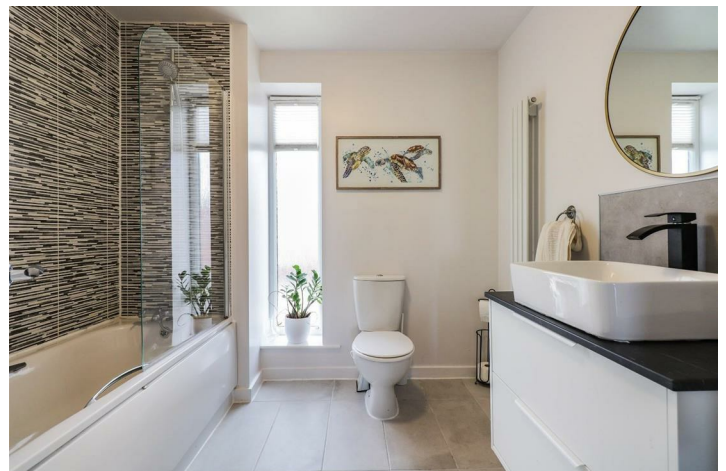
# Floorplan



Total floor area 127.8 sq.m. (1,376 sq.ft.) approx

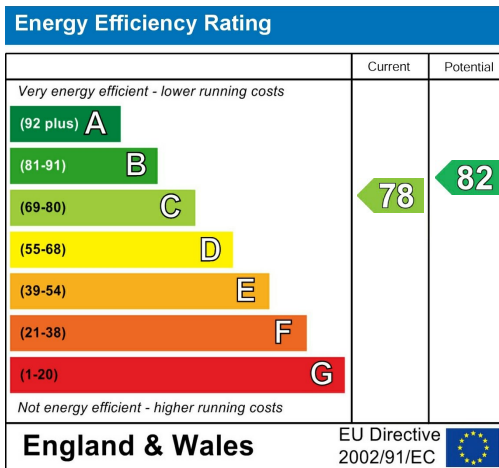
This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability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







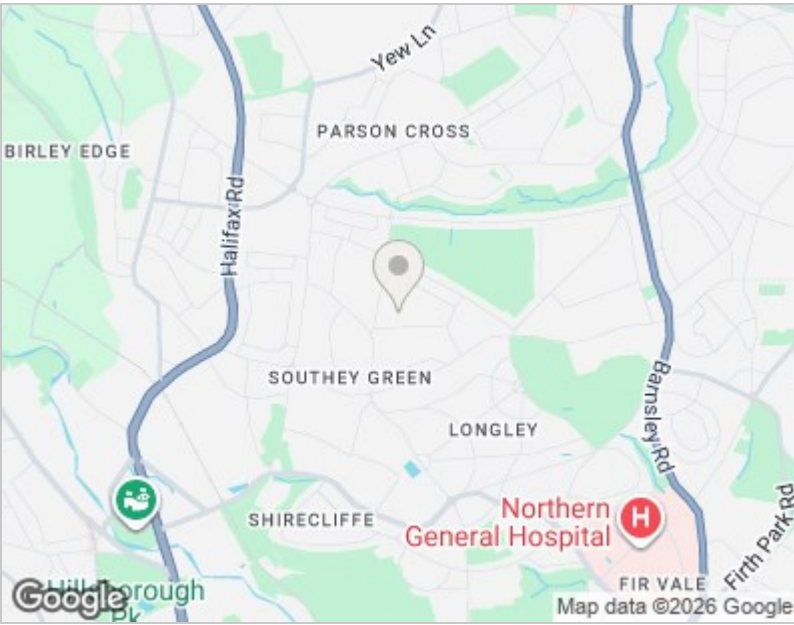
## Energy Efficiency Graph



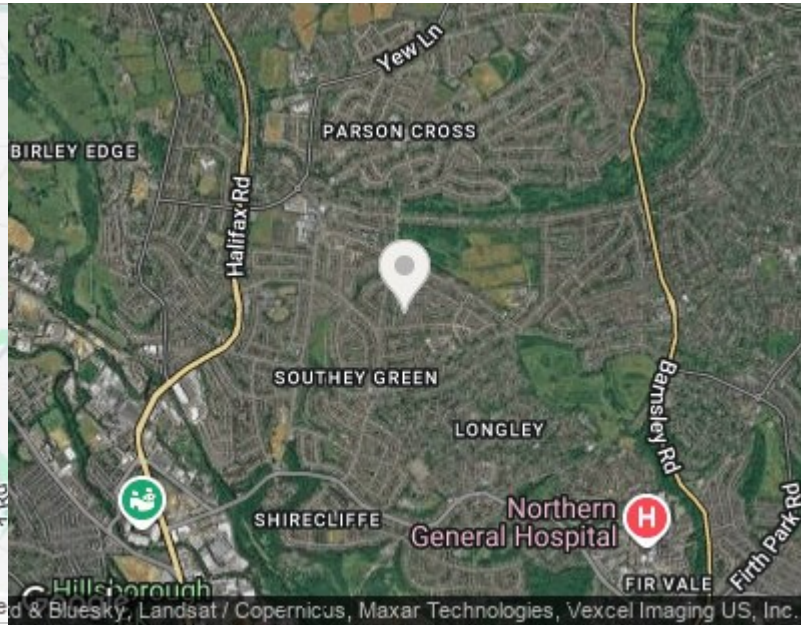
## Viewing

Please contact our Hunters Chapeltown Office on 0114 257 8999 if you wish to arrange a viewing appointment for this property or require further information.

Road Map



Hybrid Map





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. THINKING OF SELLING? 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.

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