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275 Gresley Road, Low Edges, Sheffield, S8 7HS

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Asking Price £150,000

Nestled on Gresley Road, this delightful townhouse offers a perfect blend of comfort and convenience. The property boasts a classic design that has stood the test of time. With three well-proportioned bedrooms, this home is ideal for families or those seeking extra space.

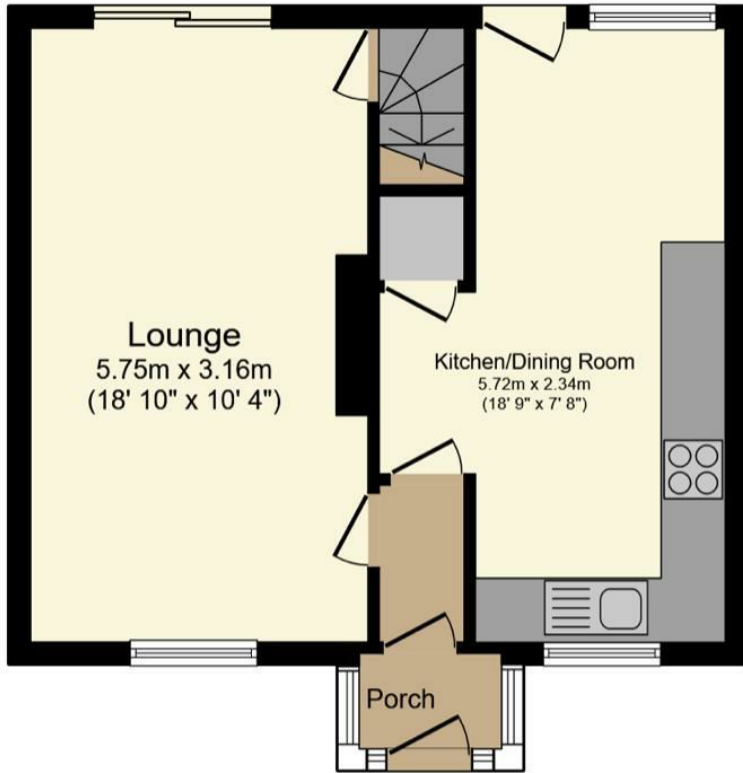
Upon entering, you are welcomed into an entrance porch and inner lobby to access the dining kitchen. The kitchen is a highlight of the home, offering ample space for family meals and gatherings. The kitchen is designed for practicality, making it easy to prepare delicious meals. The living room provides a warm and inviting atmosphere, perfect for relaxation or entertaining guests.

The property features a modern white bathroom suite, ensuring a fresh and clean environment for your daily routines. Outside, the low maintenance garden is a true gem, complete with raised patio seating areas that invite you to enjoy the outdoors. This space is perfect for summer barbecues or simply unwinding after a long day.

Situated on the edge of the estate, the home benefits from an open frontage, providing a pleasant view and a sense of space. Additionally, the property is offered with no onward chain, making the buying process straightforward and hassle-free.

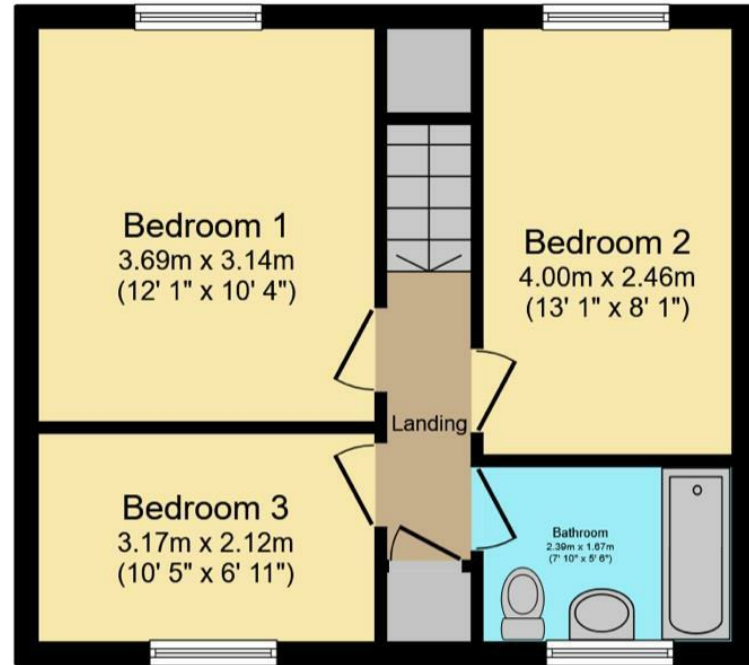
This townhouse on Gresley Road is not just a house; it is a place where memories can be made. With its convenient location and charming features, it presents an excellent opportunity for those looking to settle in Sheffield. Don't miss your chance to make this lovely property your new home.

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Ground Floor

Floor area 38.7 sq.m. (416 sq.ft.)

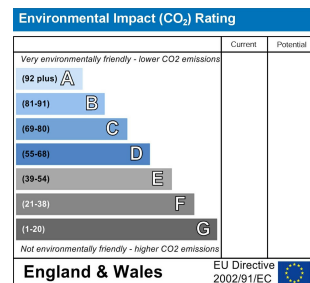
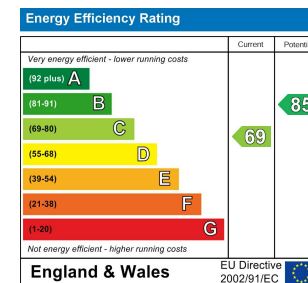


First Floor

Floor area 37.4 sq.m. (402 sq.ft.)

Total floor area: 76.1 sq.m. (819 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



General Remarks
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TENURE
This property is Freehold.

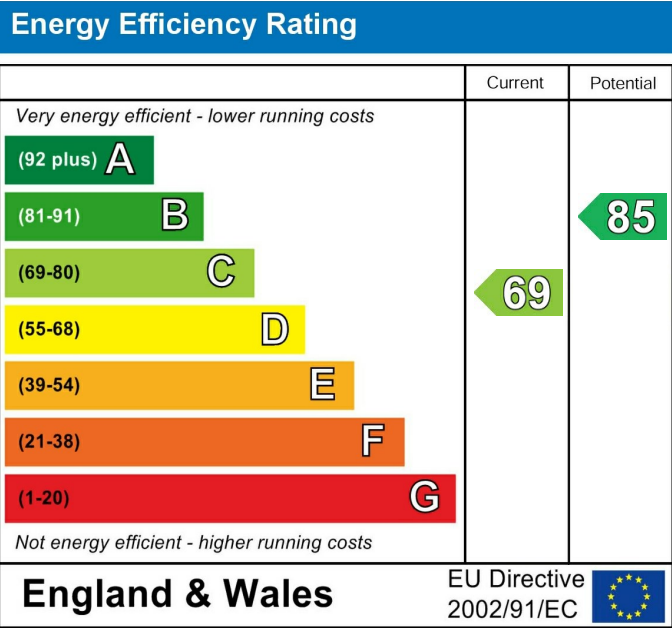
RATING ASSESSMENT
We are verbally advised by the Local Authority that the property is assessed for Council Tax purposes to Band A.

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.



