



**HUNTERS**<sup>®</sup>  
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128 Haslam Crescent, Lowedges, Sheffield, S8 7GS

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£130,000

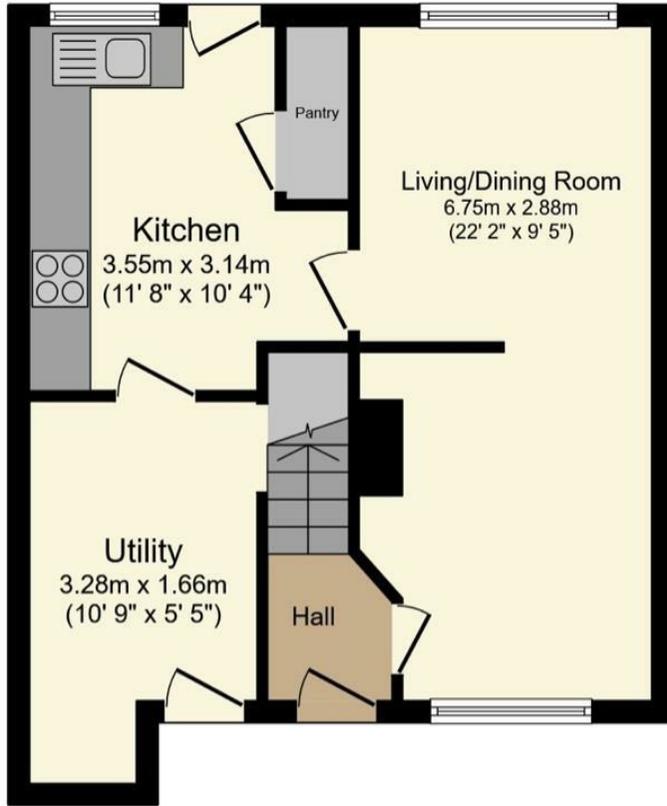
Nestled on Haslam Crescent, this neutrally decorated mid-terrace house presents an excellent opportunity for first-time buyers and investors alike. The property boasts three bedrooms, providing ample space for a growing family or those seeking extra room for guests or a home office.

The heart of the home is a modern kitchen, designed with both style and functionality in mind, making it a delightful space overlooking the rear garden. The inviting reception room offers a comfortable area for relaxation and entertaining, ensuring that you can enjoy quality time with family and friends.

Step outside to discover an enclosed rear garden, perfect for outdoor activities, gardening, or simply unwinding in a private setting. This outdoor space enhances the appeal of the property, providing a lovely retreat from the hustle and bustle of daily life.

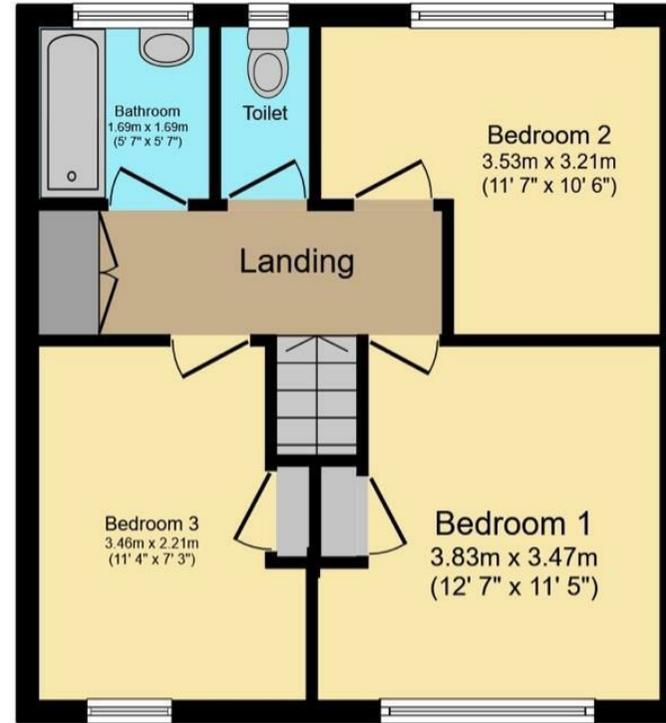
With no onward chain, this home is ready for you to move in without delay, making it an ideal choice for those eager to settle into their new abode. Whether you are a first-time buyer or looking for a sound investment, this property on Haslam Crescent is not to be missed.

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### Ground Floor

Floor area 41.1 m<sup>2</sup> (442 sq.ft.) approx

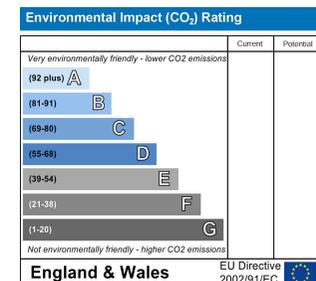
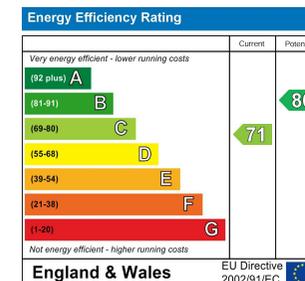


### First Floor

Floor area 40.2 m<sup>2</sup> (433 sq.ft.) approx

Total floor area 81.2 m<sup>2</sup> (875 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 [www.focalagent.com](http://www.focalagent.com)



**General Remarks**  
GENERAL REMARKS

**TENURE**  
This property is Freehold.

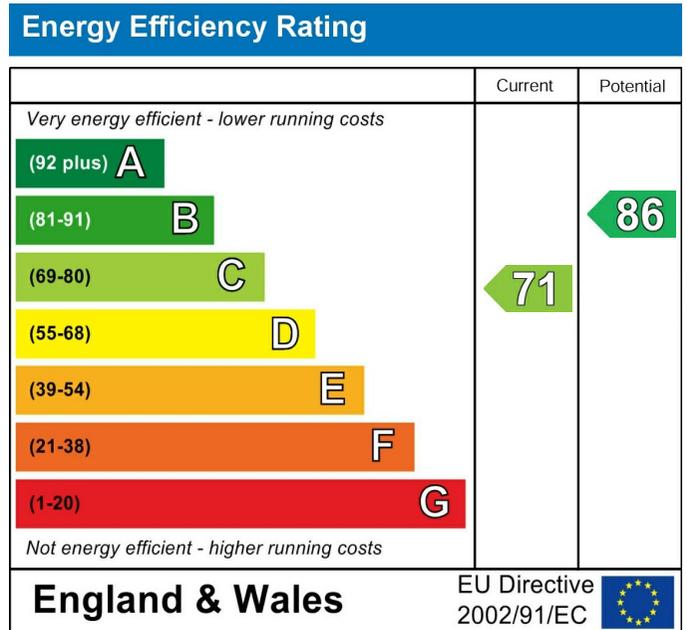
**RATING ASSESSMENT**  
We are verbally advised by the Local Authority that the property is assessed for Council Tax purposes to Band A.

**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.









