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58 Folds Crescent, Beauchief, Sheffield, S8 0EQ

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Asking Price £380,000

A five bedroom, two story, extended semi detached home located in the popular area of Beauchief. This well proportioned property would be an ideal purchase for families looking to put their own stamp on a property as it would benefit from some modernisation, the accommodation briefly comprises; entrance hall, front facing living room with bay window and fire place. To the rear is a further reception room/Dining room overlooking the garden together with a separate fitted kitchen. To the first floor is the landing, five bedrooms and family bathroom.

Externally the property has a garden to the front with a driveway to the side leading below the bedroom extensions to a detached garage. To the rear is a generous sized garden being mainly laid to lawn along with mature trees and shrubs to the borders.

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 C.

VACANT POSSESSION

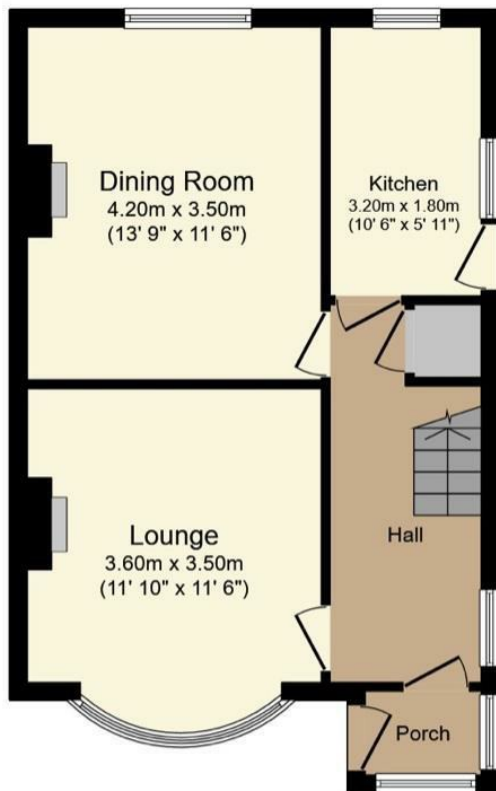
Vacant possession will be given on completion and all fixtures and fittings mentioned in the above particulars are to be included in the sale.

MORTGAGE FACILITIES

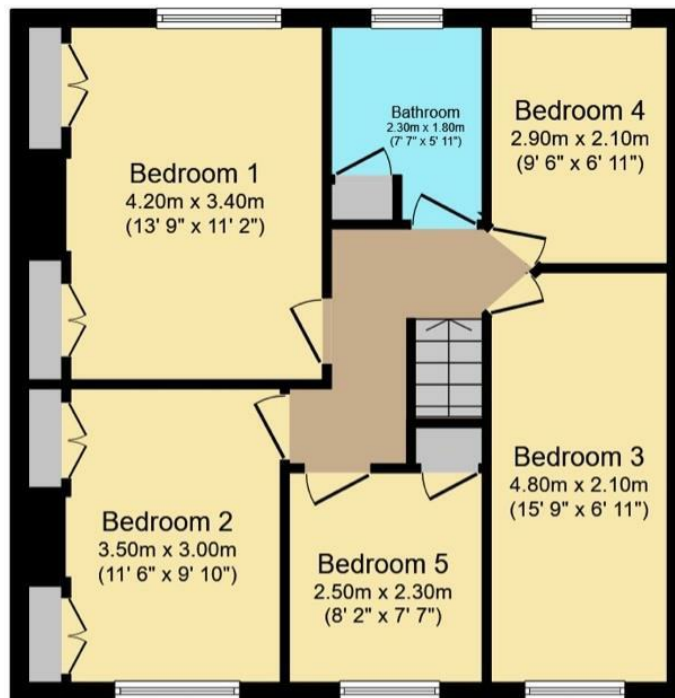
We should be pleased to advise you in obtaining the best type of Mortgage to suit your individual requirements.

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

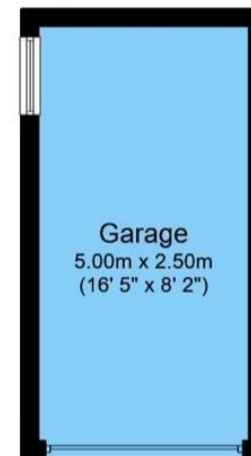
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sheffieldwoodseats@hunters.com | www.hunters.com



Ground Floor



First Floor

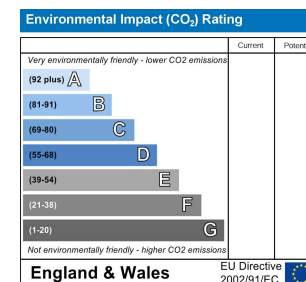
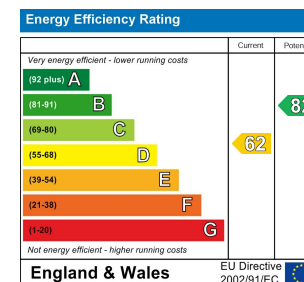


Garage

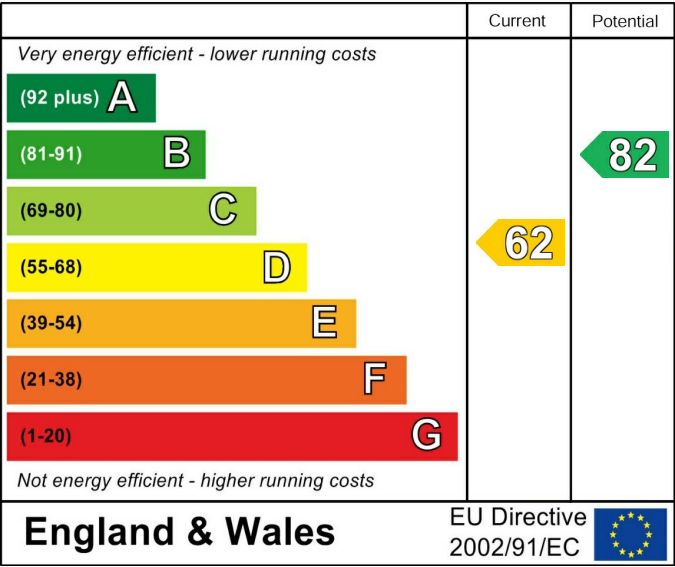
Total floor area 116.3 m² (1,252 sq.ft.) approx

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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Energy Efficiency Rating



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.

