



Viewings

Viewings by arrangement only.  
Call 0114 4830038 to make an appointment.

Vendors Comments

We have found this to be the perfect family home. We have loved the neighbourhood and enjoying walking and riding around the surrounding area.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
A (92 plus)		
B (81-91)		
C (69-80)		
D (55-68)	64	74
E (39-54)		
F (21-38)		
G (1-20)		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		



55 Hallam Grange Road, Fulwood, Sheffield, S10 4BH

Asking price £625,000

- Five bedroom semi detached house
- Stunning kitchen and utility room
- Ample parking
- Garage converted to a garden room
- South west facing rear garden
- Large well stocked garden
- Accommodation over three floors
- Popular area close to schools
- Two spacious reception rooms
- Ideal for a large family



# 55 Hallam Grange Road, Sheffield S10 4BH

Located in the highly sought-after area of FULWOOD, we are delighted to bring to the market this impressive traditional BAY FRONTED family home. Thoughtfully extended, the property now offers spacious and VERSATILE accommodation across three floors, creating a superb five-bedroom home ideal for growing families.

The property enjoys a SOUTH- WEST-facing rear garden, complete with a patio seating area and well-stocked borders, perfect for outdoor entertaining. From the front elevation there are attractive views across the city, while a private driveway provides off-road parking with EV CHARGER.

The accommodation briefly comprises an entrance hall, lounge, dining room, conservatory, kitchen, utility room, store room, WC, and garden room. To the first floor are four well-proportioned bedrooms and two bathrooms. The second floor offers a generous fifth bedroom with its own shower room, ideal as a guest suite or home office.

EPC Grade: D

\*range cooker and bathroom light not inc in the sale



Council Tax Band: D

