key2go

ESTATE AGENTS

Marketing Preview

12 Sharrard Close, Sheffield, S12 2FA

£150,000

Bedrooms 3, Bathrooms 1, Reception Rooms 2

** CASH BUYERS ONLY DUE TO NON STANDARD CONSTRUCTION
** CHAIN FREE! A fantastic opportunity to purchase this three-bedroom semi-detached property, situated on a quiet cul-de-sac and offering masses of potential. The property benefits from a dining room, lobby area with downstairs WC, off-road parking, and an enclosed rear garden. Conveniently located with road links into the city centre and close to local amenities and schools.

SUMMARY

** CASH BUYERS ONLY DUE TO NON STANDARD CONSTRUCTION
** CHAIN FREE! A fantastic opportunity to purchase this three-bedroom semi-detached property, situated on a quiet cul-de-sac and offering masses of potential. The property benefits from a dining room, lobby area with downstairs WC, off-road parking, and an enclosed rear garden. Conveniently located with road links into the city centre and close to local amenities and schools.

Entrance into the welcoming hallway with stairs rising to the first floor and doors to the under-stairs storage cupboard, lounge, and kitchen. The lounge is a bright reception room with a feature fireplace and a door leading to the dining room. The dining room provides additional living space with a rear window and access to the kitchen. The kitchen is fitted with wall and base units and has space for a full-height fridge/freezer, washing machine/tumble dryer, and freestanding cooker. A door from the kitchen leads to the lobby, which has doors to the front, rear, and downstairs WC.

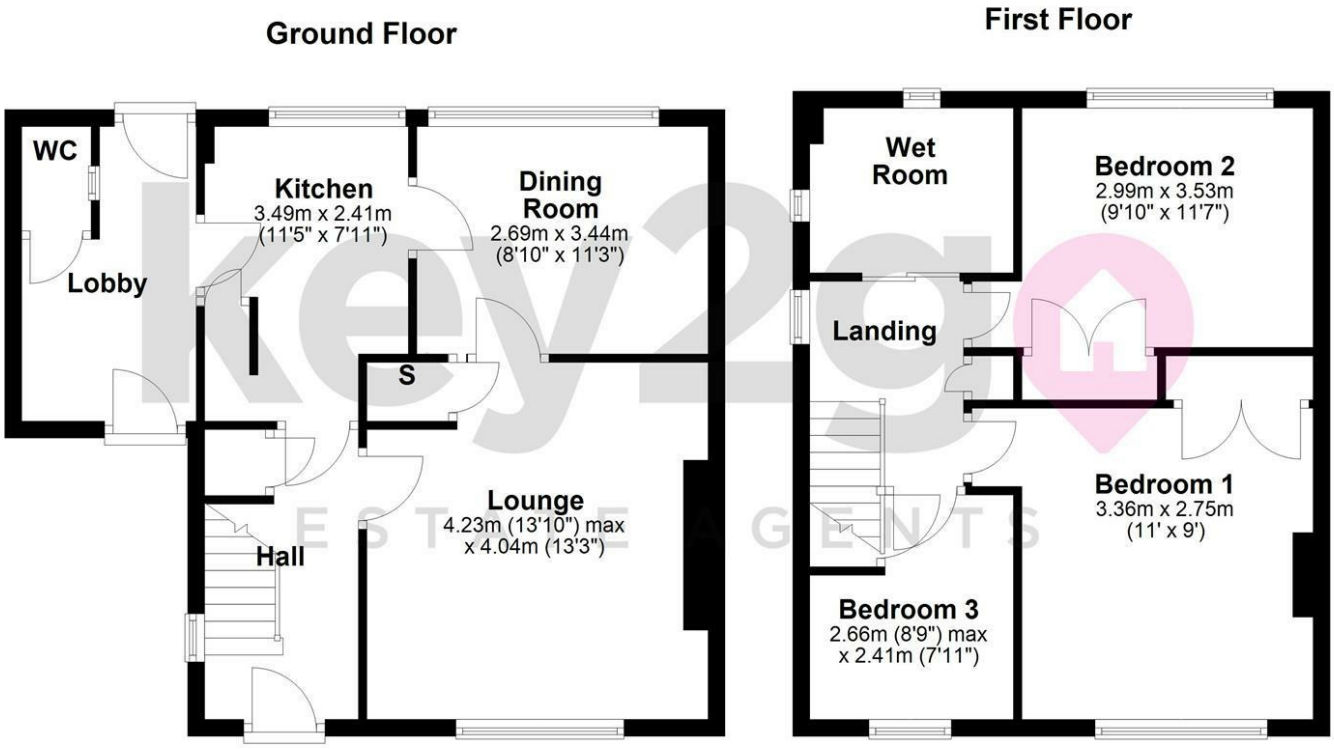
Stairs rise to the first-floor landing with doors leading to the three bedrooms, wet room, and storage cupboard. Bedroom one is a generously sized double bedroom with a window to the front and fitted wardrobes. Bedroom two is a double bedroom with a window to the rear and fitted wardrobes. Bedroom three is a single bedroom with a window to the front. The wet room is fitted with a WC, wash basin, and shower.

To the front of the property, there is a gate leading to the driveway, lawn area, and access to both the front and lobby doors. To the rear is a well-maintained enclosed garden with a lawn, plants and shrubbery, shed, and fencing to the boundaries.

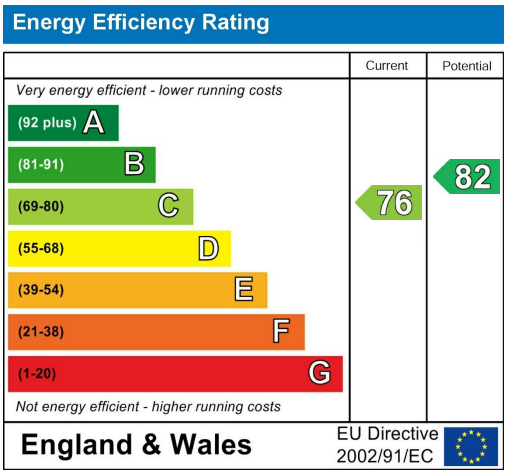
PROPERTY DETAILS

- FREEHOLD
- FULLY UPVC DOUBLE GLAZED
- GAS CENTRAL HEATING
- COMBI BOILER
- COUNCIL TAX BAND A - SHEFFIELD CITY COUNCIL

FOR ROOM MEASUREMENT PLEASE SEE THE FLOORPLAN



Total area: approx. 89.4 sq. metres (962.7 sq. feet)



38a High Street, Mosborough, Sheffield, S20 5AE
Tel: 0114 2478819 Email: sales@key2go.co.uk https://www.key2go.co.uk