

Marketing Preview



56 Park Spring Drive, Sheffield, S2 3RN

£60,000

Bedrooms 3, Bathrooms 1, Reception Rooms 1



**** GUIDE PRICE £60,000 - £70,000 **CASH BUYERS ONLY!**** A fantastic opportunity to purchase this three-bedroom terraced property, offering a generous lounge and potential throughout requiring a renovation. Benefiting from a downstairs W/C, this home is ideal for buyers looking for a project. Conveniently located close to local amenities and Sheffield City Centre, the property offers excellent potential in a great location.

SUMMARY

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Enter into the hallway with doors leading to the downstairs W/C, kitchen, lounge, storage cupboard, and stairs rising to the first floor. The kitchen is fitted with wall and base units, has space for a washing machine, a front-facing window, and a door leading into the lounge. The generously sized lounge benefits from two rear-facing windows and a door providing access to the rear garden. The downstairs W/C is fitted with a W/C and has a window.

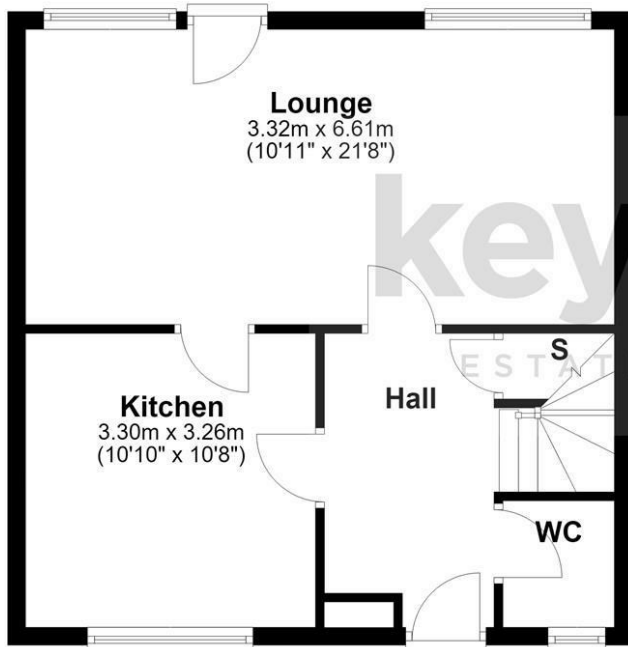
Stairs rise to the first-floor landing with doors leading to the three bedrooms and family bathroom. Bedroom one is a generously sized double bedroom with a rear-facing window. Bedroom two is a further generously sized double bedroom, also benefiting from a rear-facing window. Bedroom three is a single bedroom with a front-facing window. The bathroom is fitted with a bath, wash basin, and W/C.

PROPERTY DETAILS

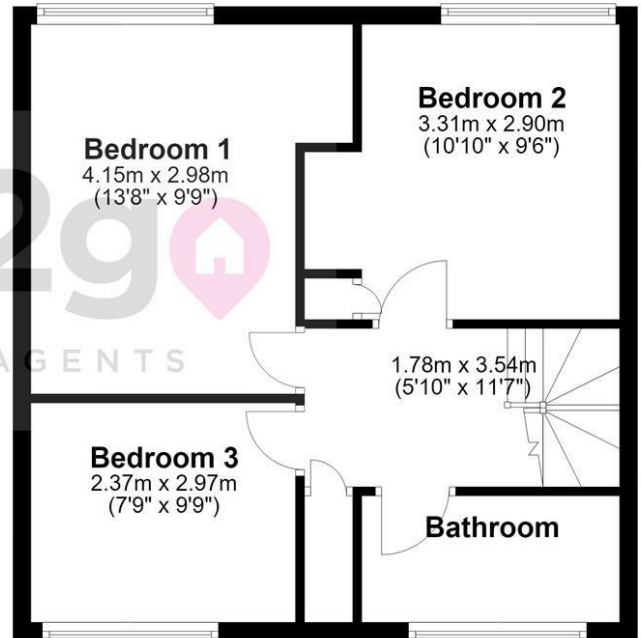
- FREEHOLD
- TRADITIONAL BOILER
- COUNCIL TAX BAND A - SHEFFIELD CITY COUNCIL

FOR ROOM MEASUREMENTS PLEASE SEE THE FLOORPLAN

Ground Floor

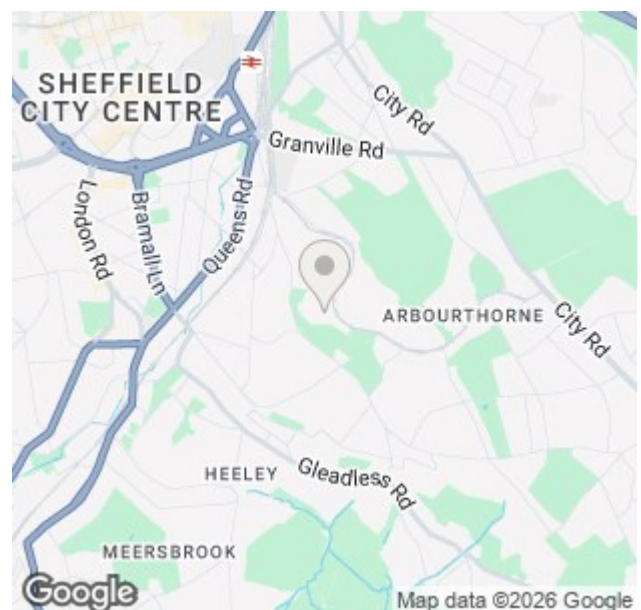


First Floor



Energy Efficiency Rating

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



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