

Marketing Preview



8 Winder Avenue, Halfway, Sheffield, S20 4AA

£280,000

Bedrooms 3, Bathrooms 2, Reception Rooms 1



**** GUIDE PRICE £280,000 - £290,000 ** NO ONWARD CHAIN!** A fantastic opportunity to purchase this modern, stylish and ready to move into three bedroom semi-detached property which is situated on an idyllic plot, over three storeys and was built in 2022. Offering a master bedroom with an ensuite and downstairs WC. Also having a large rear garden and double driveway. Close to great amenities, a choice of schools and road links to the City Centre. Perfect family home!

SUMMARY

**** GUIDE PRICE £280,000 - £290,000 ** NO ONWARD CHAIN!** A fantastic opportunity to purchase this modern, stylish and ready to move into three bedroom semi-detached property which is situated over three storeys and was built in 2022. Offering a master bedroom with an ensuite and downstairs WC. Also having a large rear garden and double driveway. Close to great amenities, a choice of schools and road links to the City Centre. Perfect family home!

HALLWAY

Enter via composite door into the hallway with hard wearing carpeted flooring, ceiling light and radiator. Meter cupboard, stair rise to the first floor and door to the kitchen/diner.

KITCHEN/DINER 10'6" x 17'2"

Fitted with ample modern wall and base units, contrasting worktops and stainless steel splash back. One and a half stainless steel sink with a drainer and mixer tap. Oven, hob and extractor fan. Integrated dishwasher, washing machine and fridge/freezer. Spotlighting, under cupboard lighting and a ceiling light. Breakfast bar, vinyl flooring and a cupboard housing the boiler. Radiator, window to the front and doors to the downstairs WC and lounge.

DOWNSTAIRS WC 3'3" x 5'2"

Comprising of a wash basin and close coupled WC. Ceiling light, radiator and vinyl flooring.

LOUNGE 13'11" x 11'3"

A bright reception room with white walls and carpeted flooring. Two ceiling lights, radiator and patio doors to the rear.

STAIRS/LANDING

A carpeted stair rise to the first floor landing with a ceiling light, radiator and window. Doors to the two bedrooms and bathroom. Stairway to the master bedroom.

BEDROOM TWO 13'11" x 11'4"

A large double bedroom with white walls, carpeted flooring and a storage cupboard. Ceiling light, radiator and window to the rear.

BEDROOM THREE 7'1" x 10'7"

A good sized single bedroom with white walls and carpeted flooring. Ceiling light, radiator and window to the front.

BATHROOM 7'1" x 6'2"

Comprising of a bath with an overhead shower, floating wash basin and close coupled WC. Spotlighting and radiator. part tiled walls and vinyl flooring.

MASTER BEDROOM 13'11" x 21'6"

A doorway to a stair case rises to the master generous sized double bedroom with white walls, carpeted flooring and bespoke fitted wardrobes. Three wall lights, radiator, window to the front and velux style window. Door to the ensuite.

ENSUITE 5'1" x 9'8"

Having a shower cubicle with an overhead shower, floating wash basin and close coupled WC. Ceiling light, chrome ladder style radiator and velux style window. Part tiled walls and vinyl flooring.

OUTSIDE

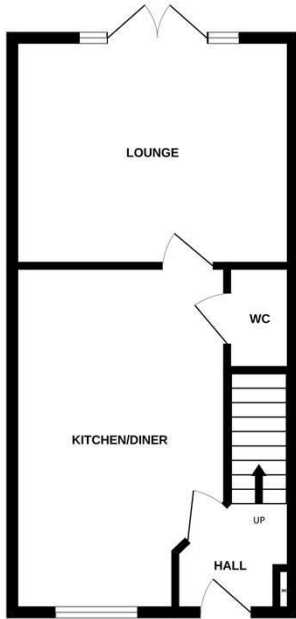
To the front of the property is a double driveway and side path to the rear.

To the rear of the property is a large and enclosed flat garden with a patio, lawn, fencing and a large shed.

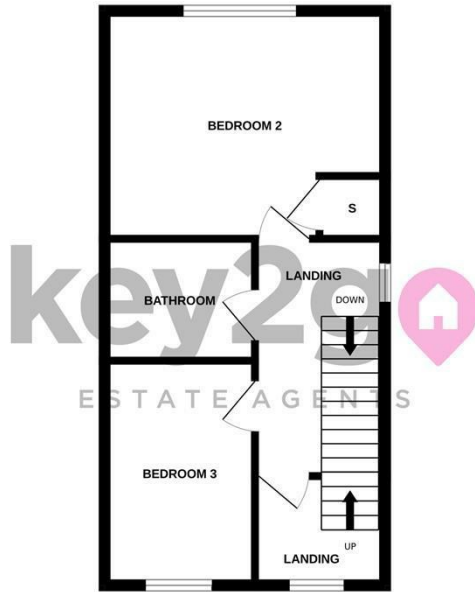
PROPERTY DETAILS

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

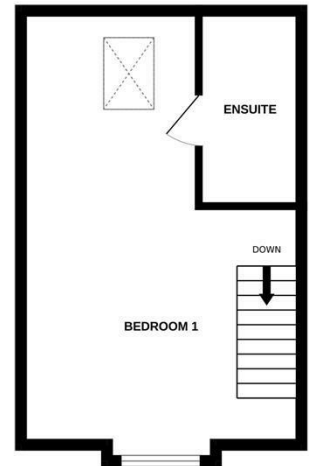
GROUND FLOOR
398 sq.ft. (37.0 sq.m.) approx.



1ST FLOOR
398 sq.ft. (37.0 sq.m.) approx.



2ND FLOOR
305 sq.ft. (28.4 sq.m.) approx.



TOTAL FLOOR AREA: 1102 sq.ft. (102.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2025

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		94
(81-91) B	84	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



38a High Street, Mosborough, Sheffield, S20 5AE

Tel: 0114 2478819 Email: sales@key2go.co.uk <https://www.key2go.co.uk>