

Marketing Preview



18 Greenland Walk, Sheffield, S9 5GN

£150,000

Bedrooms 3, Bathrooms 1, Reception Rooms 1



This three bed end terraced property is well presented with a modern stylish kitchen diner, a private enclosed rear garden, and is located in a popular area with great road links. It is close to local amenities and is perfect for first time buyers and families alike!

SUMMARY

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The porch area has a door leading to the hallway. The hallway includes storage, is spacious, and has stairs with access to the kitchen diner and lounge. The open plan kitchen diner is spacious with ample wall and base units, contrasting worktops, an integrated oven, electric hob, and space for a fridge freezer and washing machine, as well as space for dining. The lounge is spacious with carpet, a bay window, and a door leading to the rear garden.

The stairs and landing have carpet, are neutral and spacious, include storage, and provide access to the loft. Bedroom one is a double with carpet, storage, and a window. Bedroom two is a double with carpet and a window, while bedroom three is a single with carpet and a window. The bathroom has a bath with shower, sink, toilet, an obscure window, and is tiled.

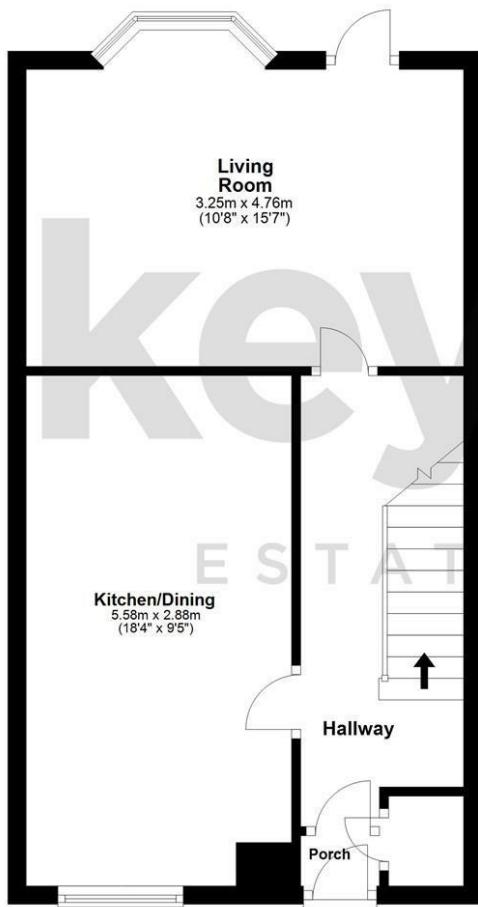
The front is private with a gate, an artificial lawn, and is well presented. The rear garden is private and enclosed with low maintenance features, a patio area, an artificial lawn, and a fence surround.

PROPERTY DETAILS

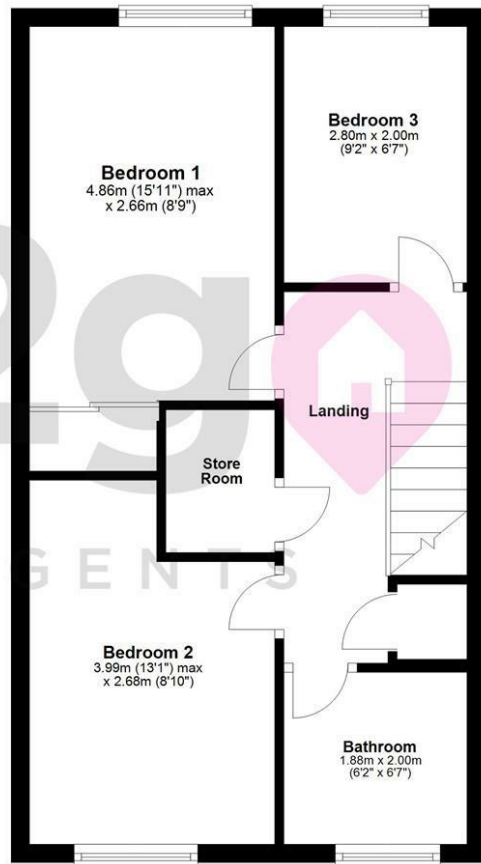
- FREEHOLD
- FULLY UPVC DOUBLE GLAZED
- GAS CENTRAL HEATING
- COMBI BOILER
- COUNCIL TAX BAND A - SHEFFIELD CITY COUNCIL

FOR ROOM MEASUREMENTS PLEASE SEE THE FLOORPLAN

Ground Floor



First Floor



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		85
(81-91) B		
(69-80) C		
(55-68) D	66	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 