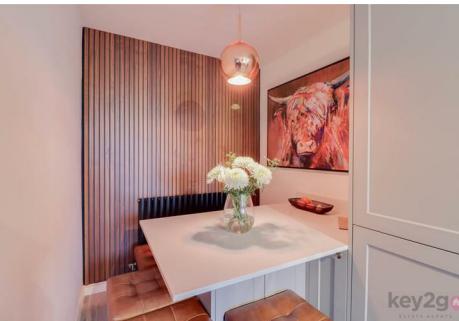




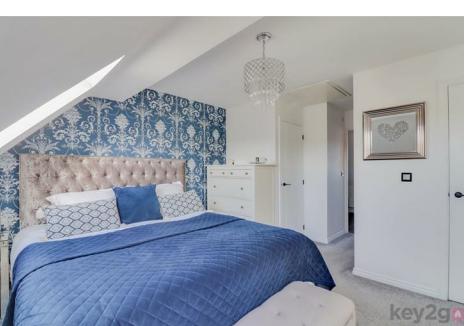
## Marketing Preview



**27 Deepwell Mews, Halfway, Sheffield, S20 4SJ**

**£260,000**

**Bedrooms 3, Bathrooms 2, Reception Rooms 1**



A fantastic opportunity to purchase this three-bedroom terraced property, situated on a quiet cul-de-sac within a popular area. The home offers a newly fitted modern kitchen/diner, a master bedroom with en-suite and a convenient downstairs WC. Externally, the property benefits from off-road parking and an enclosed rear garden. Ideally located close to local amenities and with excellent road links to the M1 Motorway, Sheffield and Chesterfield, this is a perfect family home!

## SUMMARY

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Entrance is into a spacious and welcoming hallway, with stairs rising to the first floor and doors leading to the kitchen/diner, downstairs WC and lounge. The newly fitted kitchen/diner is modern featuring quartz worktops and splash backs, a built-in microwave, integrated dishwasher, washing machine and fridge/freezer, double oven, Quooker tap, a built-in dining table with quartz top, and ample wall and base units. The lounge is bright and generously sized, benefiting from sliding patio doors opening out to the rear garden. The downstairs WC comprises a pedestal sink and WC.

Stairs rise to the first floor, where doors lead to bedroom two, a generously sized double bedroom with sliding-door wardrobes, and bedroom three, which is a single bedroom. The modern and spacious bathroom is fitted with a bath, pedestal sink and WC. A further staircase leads up to the master bedroom.

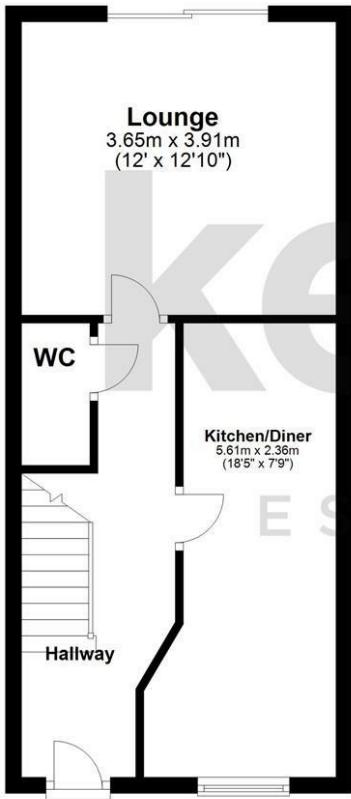
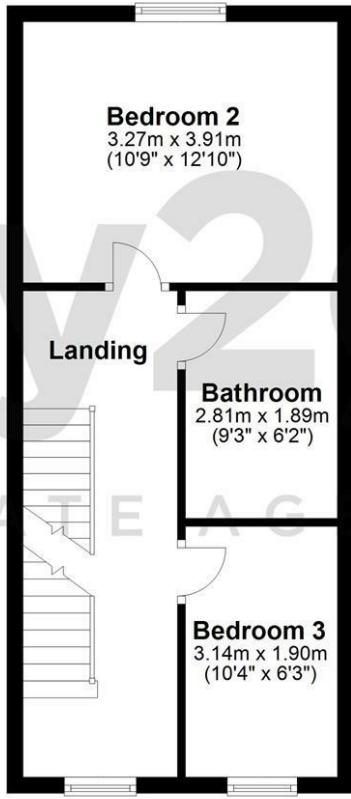
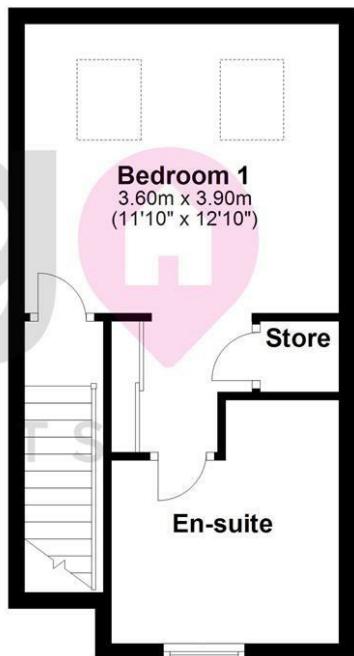
The master bedroom is generously sized and bright, benefiting from two Velux-style windows, a storage cupboard and built-in wardrobes with sliding doors. A door leads through to the good-sized en-suite, which is fitted with a shower cubicle, WC and sink.

To the front of the property there is a driveway providing off-road parking. The rear garden is enclosed and features a patio area, lawned section, shed and surrounding fencing.

## PROPERTY DETAILS

- LEASEHOLD, 106 YEARS REMAINING, £175PA GROUND RENT
- FULLY UPVC DOUBLE GLAZED
- GAS CENTRAL HEATING
- TRADITIONAL BOILER
- COUNCIL TAX BAND C - SHEFFIELD CITY COUNCIL

FOR ROOM MEASUREMENTS PLEASE SEE THE FLOORPLAN

**Ground Floor****First Floor****Second Floor****Energy Efficiency Rating**

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	77	90
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

