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Woodcock Place, Manor,
Sheffield, S2 5BW

BELVOIR!

OIRO £115,000



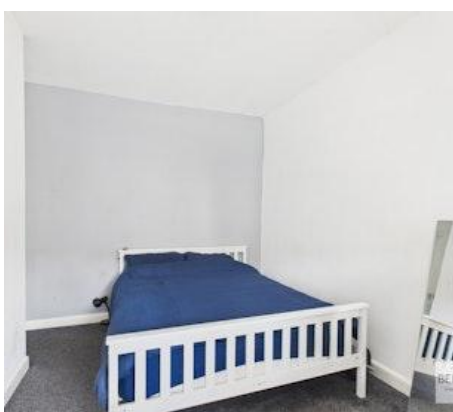
Key Features

- > Three Double Bedrooms
 - > Driveway
 - > Rear Garden
- > Popular S2 Area
 - > Kitchen / Diner
- > Quiet Cul De Sac Location
 - > Tenure: Freehold
 - > EPC rating D

Belvoir Sheffield are pleased to present this three-bedroom end-terraced house, located in a quiet cul-de-sac in the S2 area. The property offers three double bedrooms, a private rear garden, and a driveway.

Requiring modernisation, it's ideal for first-time buyers or investors, with a potential rental income of £900+ per month after refurbishment.

Early viewing is advised.



Tucked away in a quiet cul-de-sac within a popular and well-established residential suburb, this generously sized three-bedroom property is ideal for families, first-time buyers or investors alike. Well located for easy access to central Sheffield, motorway networks and highly regarded local schools.

The accommodation comprises an entrance hallway leading into a spacious lounge with useful under-stairs storage. To the rear is a large dining kitchen featuring a range of wall and base units, integrated electric oven and gas hob, and a door opening out to the rear garden—perfect for entertaining or family meals.

Upstairs, the property offers three good-sized double bedrooms, a family bathroom with bath and shower over, and a separate WC.

Externally, there is a driveway providing off-street parking to the front and a generous, private garden to the rear—ideal for relaxing or for children to play.

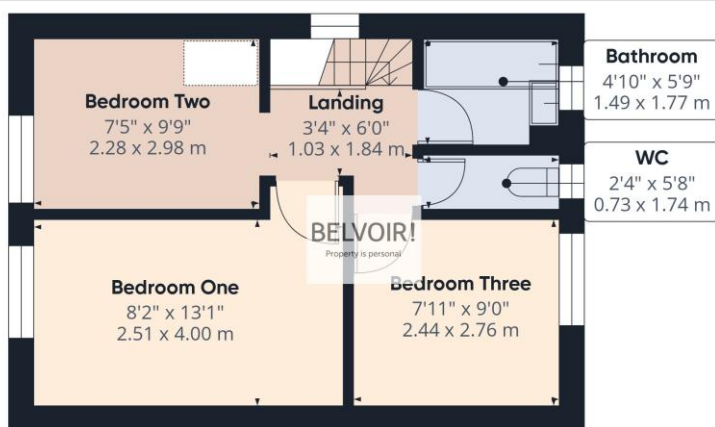
This is a fantastic opportunity to secure a spacious home in a quiet, convenient location close to schools, transport links, and local amenities.

Disclaimers and Advice

We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, including but not limited to heating, plumbing or electrical systems and any appliances (if included in the sale) listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only, and are not precise. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller by separate negotiation. If you already have or are considering purchasing a property to let, please contact us for specialist advice.



Floor 0



Floor 1

Approximate total area⁽¹⁾
659 ft²
61.2 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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Contact us today to arrange a viewing...

www.belvoir.co.uk/offices/sheffield

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