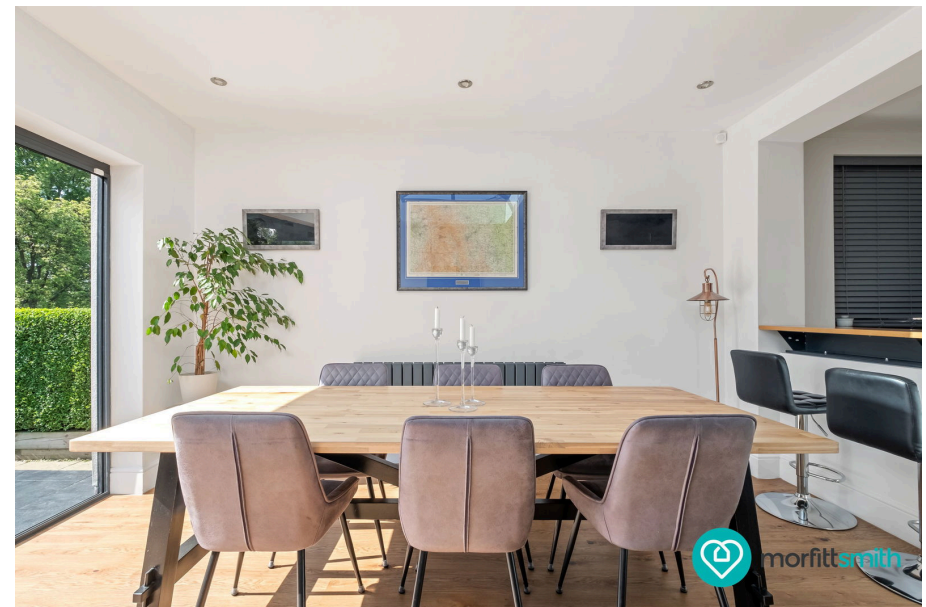




Delph House Road, Crosspool, Sheffield, S10 5NR

Offers Over £475,000

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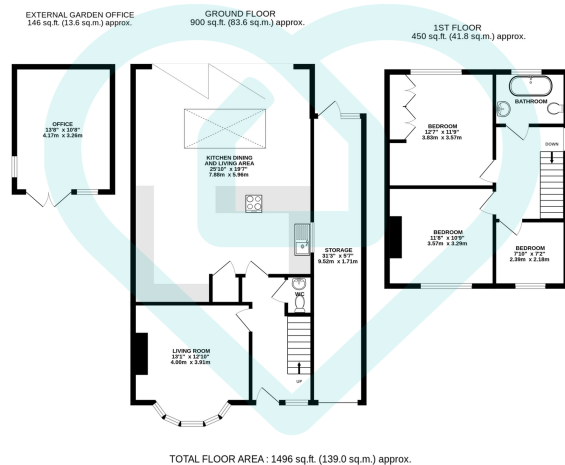


Why You'll Love It

From the moment you arrive at Delph House Road, it's clear this home has been cherished. The driveway to the front comfortably accommodates two vehicles, a welcome feature in this popular residential pocket. Set back slightly from the road, the home has attractive curb appeal and a sense of privacy, framed by established shrubbery and a traditional brick façade. Step inside and you're greeted by a bright and welcoming entrance hallway with practical downstairs w.c and storage under the stairs—perfect for tucking away coats, bags, or shoes. To the front of the property is a spacious living room, bathed in natural light thanks to the elegant bay window. The property has been beautifully extended to create a superb open-plan kitchen, dining, and living space—ideal for modern family life and entertaining. The kitchen is a dream to cook in, featuring high-spec integrated appliances, sleek cabinetry, and a smart layout that blends function with style. Bi-folding doors open fully to the rear garden, flooding the space with light and offering a seamless transition between indoor and outdoor living. Upstairs, you'll find three well-proportioned bedrooms. The principal and second bedrooms are both generous doubles, each offering ample space for wardrobes and storage. The third bedroom is a versatile single—ideal as a nursery, guest room, or stylish home office depending on your needs. The home also offers access to an excellent loft space, boarded for storage and accessed via pull-down ladders. It's an ideal solution for keeping seasonal items out of sight but within easy reach. Outside, the rear garden has been thoughtfully landscaped to cater to both relaxation and recreation. A mix of lawn and decking provides a perfect balance of greenery and low-maintenance entertaining space. The garden is secure and private—perfect for children, pets, or evening drinks with friends. One of the standout features is the summer house, currently used as a gym/office but equally suited to a home studio, creative space, or guest annex. With power and lighting, it's a brilliant asset for flexible living. A side extension also provides additional outdoor storage—ideal for bikes, bins, or garden tools—keeping everything neat and tucked away.

***AGENT DISCLOSURE:** The vendors are known to a member of staff at Morfitt Smith.

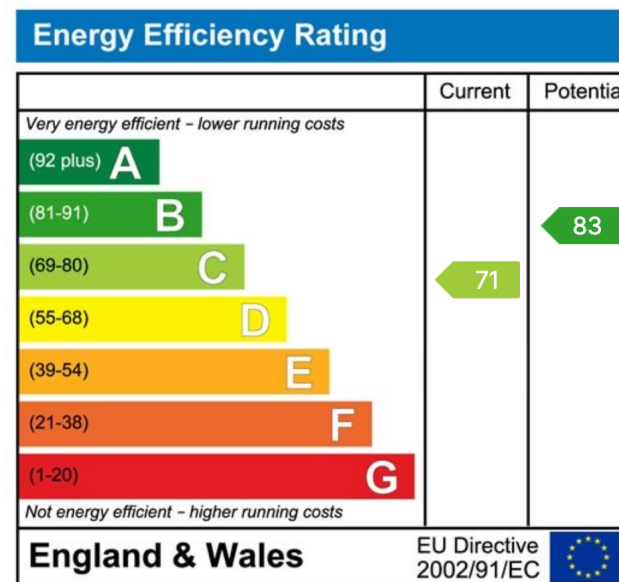




This floor plan is for illustrative purposes only. All measurements and layouts are approximations and do not necessarily capture the precise specifications of the property. No responsibility is taken for any error, omission, or misstatement. We always recommend viewing in person to confirm the exact floor plan of a property. Made with Metropix.



- Popular Crosspool Location
- Beautifully Presented Throughout
- Extended Semi Detached Home
- Three Good Sized Bedrooms
- Highly Regarded Location
- Local Shops, Pubs and Cafe's In Walking Distance
- Highly Regarded Schools
- Private Rear Garden
- Driveway
- Multi Purpose Garden Room



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