



8 Ansell Road, Ecclesall, Sheffield, S11 7PE



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Ecclesall

Asking Price

£375,000

GUIDE PRICE £375,000-£385,000

NO CHAIN. Ideal for a family is this spacious and well maintained three bedroom semi-detached home, within walking distance of a host of amenities on Ecclesall Road and first class schools.

The property benefits from gas central heating, solar panels and uPVC double glazing throughout. The living accommodation briefly comprises: Front entrance porch and entrance hallway with access to W.C leading off. Lounge to the front with bay window, central fireplace and sliding doors connecting into the dining room. The separate kitchen enjoys a range of modern, white gloss, units with integrated fridge with freezer box, cooker and electric hob. A door leads into the garage with power, light and wash basin. To the first floor are two double bedrooms and a further single bedroom. Modern bathroom with bath, W.C, wash basin and separate shower. Loft space ideal for storage otherwise ripe for conversion subject to the relevant building and planning consents.

Outside to the front is a driveway providing off street parking and leading to the garage. The rear garden is mainly laid to lawn, enjoying a flat plot with fantastic city views, having a patio seating area and mature shrubs and fencing to the borders.

Note the property enjoys the additional benefit of solar panels installed to the roof elevations generating an approximate income of £800 per annum.



- No Onward Chain
- Three Bedroom Semi Detached
- Modern Kitchen Recently Installed
- Fabulous Rear Garden With View Over The City Centre
- Potential To Extend (Subject To Planning Permission)
- First Class Schools Nearby
- Located Close To Fashionable Bars And Eateries In Ecclesall Road Area
- Solar Panels Income Of Approximately £800 Per Annum
- EPC Rating C/Council Tax Band C/Freehold
- Viewing Via Banner Cross Office







Ground Floor

Floor area 58.9 sq.m. (635 sq.ft.)

First Floor

Floor area 38.7 sq.m. (416 sq.ft.)

TOTAL: 97.6 sq.m. (1,051 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

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