



106 Tullibardine Road, Greystones, Sheffield, S11 7GL

Saxton Mee



# 106 Tullibardine Road

## Greystones

Guide Price

# £475,000

GUIDE PRICE £475,000-£495,000

A much larger than average, four double bedroom detached family home occupying a prominent corner plot in this sought after location with gardens to the side and rear.

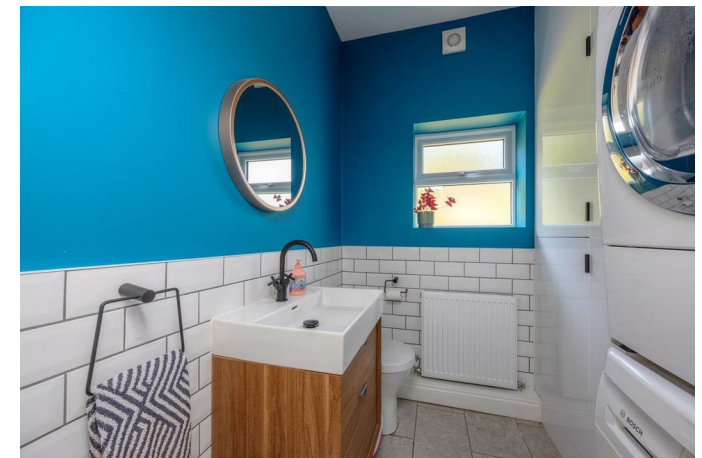
Briefly, the accommodation comprises:

Entrance hallway with downstairs cloakroom/W.C and access to the cellars which are ideal for storage. Bay windowed lounge with feature chimney breast. Large dining room which in turn connects with the kitchen providing a comprehensive range of units with space for appliances including a Range cooker, integrated dishwasher and freezer. To the first floor are three generous double bedrooms and a modern family bathroom with bath, shower over, wash basin and W.C. A staircase rises to the attic double bedroom four with eaves storage.

Outside: Steps rise to the front facing entrance door, with a small garden area with established plants enclosed with a wall. There are good sized gardens, mainly laid to lawn to both the side and rear. On street parking.



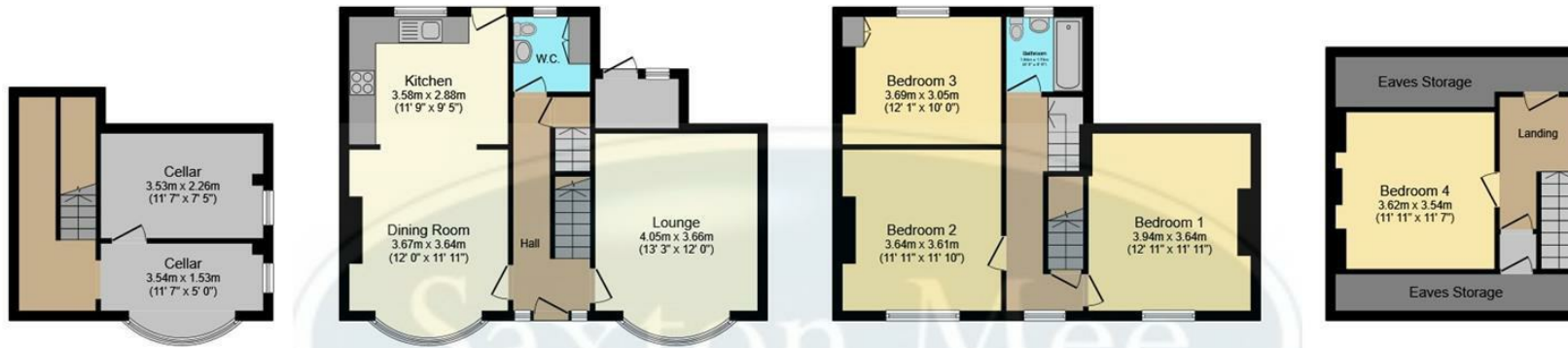
- An Ideal Family Home
- Excellent Schools Nearby
- Walking Distance To The Amenities Of Ecclesall Road
- Within A Short Drive Can Be Found The Peak District
- Four Large Double Bedrooms
- Gardens To The Front, Side And Rear
- Attractive Double Bay Windows To The Front
- EPC Rating: TBC
- Council Tax: Band E / Tenure: Leasehold
- Viewing Via Banner Cross Office











### Cellar

Floor area 24.5 m<sup>2</sup>  
(264 sq.ft.)

### Ground Floor

Floor area 55.6 m<sup>2</sup> (598 sq.ft.)

### First Floor

Floor area 50.8 m<sup>2</sup> (547 sq.ft.)

### Second Floor

Floor area 20.9 m<sup>2</sup>  
(225 sq.ft.)

**TOTAL: 151.8 m<sup>2</sup> (1,634 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](http://www.Propertybox.io)

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