



88 Cliffefield Road, Meersbrook, Sheffield, S8 9DN



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Meersbrook

Guide Price

£170,000

GUIDE PRICE £170,000 - £180,000

**** ATTENTION INVESTORS **** Located in this very popular location, and in need of general updating throughout, is this four bedroom mid-terrace offered for sale with **NO CHAIN** and with tenants currently in situ on a periodic tenancy achieving £610PCM.

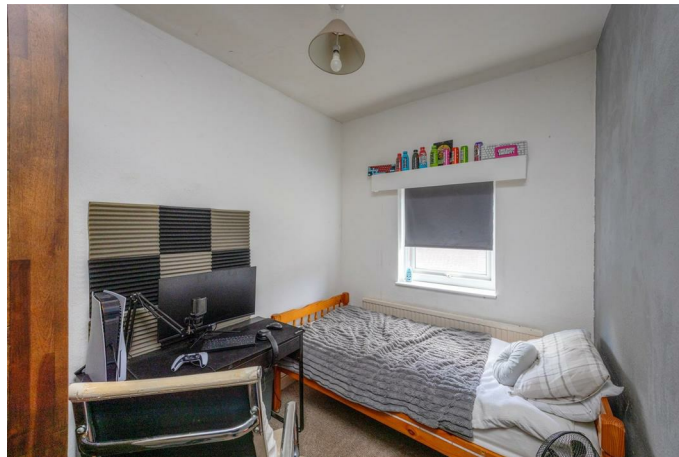
The accommodation briefly comprises: Lounge to the front with central fireplace. Dining kitchen to the rear having a range of fitted units, space for a cooker, washing machine and fridge/freezer. Cellar ideal for storage. To the first floor are two good sized bedrooms and a family bathroom with bath and shower over, wash hand basin and W.C. A further staircase rises to two further good sized bedrooms, both having a dormer window and useful storage to the eaves.

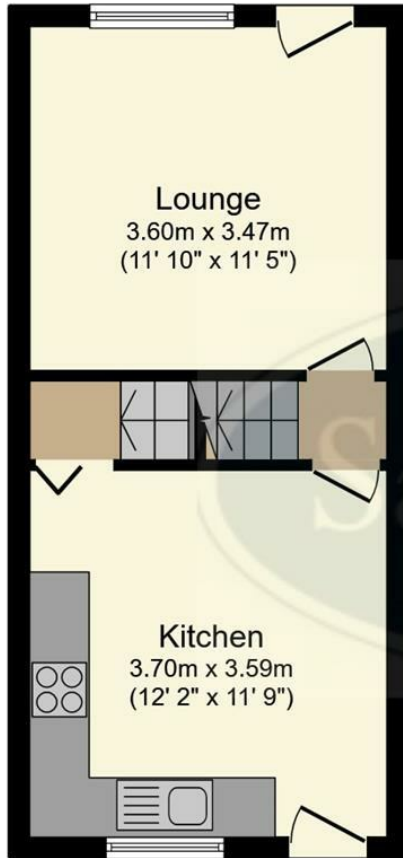
To the outside is a low maintenance courtyard garden to the rear.



- Four Good Sized Bedrooms
- Excellent Location
- Close To Local Schools, Shops, Transport Links And Parks
- No Onward Chain
- Sold With Tenants In Situ At £610 PCM
- Viewing Is Advised
- EPC Rating: E
- Tenure: Leasehold
- Council Tax: Band A
- Viewing Via Banner Cross Office

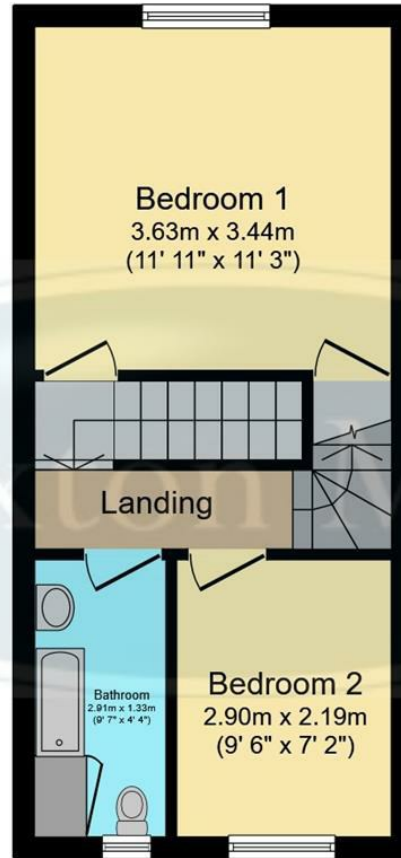






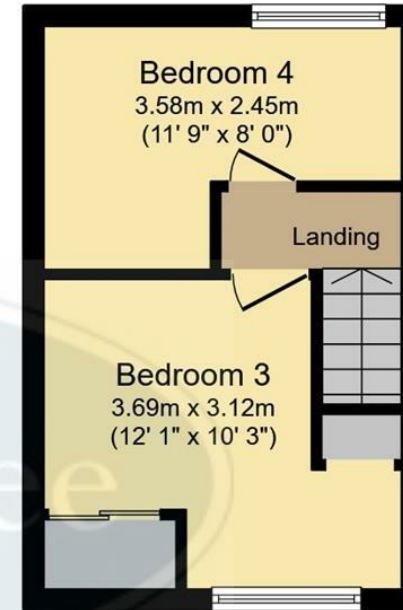
Ground Floor

Floor area 29.4 m² (317 sq.ft.)



First Floor

Floor area 29.4 m² (317 sq.ft.)



Second Floor

Floor area 20.4 m² (220 sq.ft.)

TOTAL: 79.2 m² (853 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

While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point, which is of particular importance to you, please contact the relevant office. The Agents have not tested any apparatus, equipment, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification. Please note all the measurement details are approximate and should not be relied upon as exact. All plans, floor plans and maps are for guidance purposes only and are not to scale. Under no circumstances should they be relied upon as exact or for use in planning carpets and other such fixtures, fittings or furnishings. YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOAN SECURED ON IT. 'A Life Assurance policy may be requested.' 'Written Quotations of credit terms available on request.'

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