



1 Priest Hill Farm Cottages Cottage Lane, Mayfield Valley, Sheffield, S11

Saxton Mee



# 1 Priest Hill Farm Cottages

## Mayfield Valley

Guide Price

# £450,000

Guide Price £450,000 to £475,000

Charming and Characterful Stone Cottage with Breathtaking Mayfield Valley Views

Nestled in the heart of the picturesque Mayfield Valley, this sensational two-bedroom stone cottage offers a rare opportunity to own a truly special home in one of Sheffield's most idyllic settings. Bursting with charm and rich in character, the property's unique and quirky style creates a warm and inviting atmosphere that is sure to captivate.

Inside, the home is bright and spacious, beautifully presented throughout with a generous living area and a welcoming kitchen/diner, both filled with natural light and enjoying views of the surrounding countryside. Exposed wooden beams, a log burner, and chunky deep window sills further enhance the home's rustic charm, creating a sense of cosy, country living. The bedrooms continue the characterful feel, offering comfort, style, and peaceful outlooks from every window.

One of the standout features is the stunning rear garden, where you'll find a garden office room—perfect as a dedicated workspace or a versatile retreat for hobbies or relaxation. The views from here are truly spectacular, stretching out over the Mayfield Valley in all its natural beauty.

Outside, the property benefits from a private driveway with space for two cars and includes an electric vehicle charging point. The front and rear gardens offer generous outdoor space with the opportunity to make it your own and fully enjoy the peaceful, green surroundings.

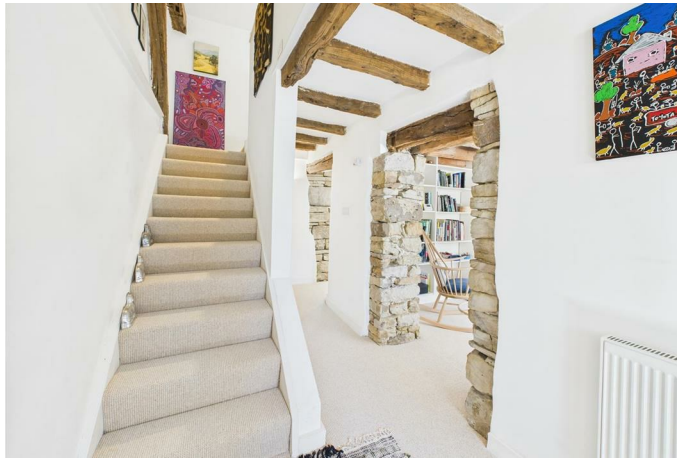
While tucked away in an enviable countryside location, the property's S11 postcode means you're still well-connected. The nearby amenities of Bents Green and Fulwood village are just a short distance away, and regular bus routes along Ringinglow Road provide convenient access into the city.

Offered for sale with no onward chain, this extraordinary home offers the perfect blend of rural charm and modern living—ideal for those seeking a peaceful lifestyle without sacrificing convenience.



- Sensational two-bedroom stone cottage in the heart of Mayfield Valley
- Full of charm and character with exposed beams, log burner, and deep window sills
- Bright and spacious living areas with beautiful countryside views
- Stunning rear garden with spectacular views over the Mayfield Valley
- Versatile garden office room – ideal for working from home or hobbies. Outside WC
- Driveway for two vehicles plus electric vehicle (EV) charging point
- Peaceful rural setting with the S11 postcode feeling connected
- LPG gas central heated and Septic tank
- Offered for sale with no onward chain
- MUST BE VIEWED TO BE FULLY APPRECIATED





 <p><b>Ground Floor Building 1</b></p>	 <p><b>Floor 1 Building 1</b></p>	
 <p><b>Ground Floor Building 2</b></p>		<p><b>Approximate total area<sup>(1)</sup></b></p> <p>924 ft<sup>2</sup> 85.8 m<sup>2</sup></p> <p>(1) Excluding balconies and terraces.</p> <p>While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.</p> <p>Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.</p> <p><b>GIRAFFE360</b></p>

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