



73 Cowlshaw Road, Sharrowvale, Sheffield, S11 8XE

Saxton Mee

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Guide Price

£365,000

GUIDE PRICE £365,000-£375,000

A beautifully presented and very tastefully improved larger style bay windowed villa terrace offering four double bedrooms and generous living accommodation, perfectly positioned in this highly sought after location.

The property is ideally situated within walking distance of Hunters Bar school and the vibrant Sharrow Vale Road, home to popular bistros, artisan shops and cafes. Endcliffe Park and a range of nearby sports facilities are also close at hand making this an ideal home for both families and professionals.

The accommodation is arranged over three floors and includes a welcoming side entrance hall, bay windowed living room, separate dining room and well fitted off shot kitchen with a range of built in appliances. There is also a useful basement.

On the first floor a large landing divided into two areas, very large master bedroom which could potentially be split into two separate bedrooms or master bedroom with ensuite, double bedroom two, bathroom with full suite including freestanding bath and separate shower cubicle. On the second floor two further excellent double bedrooms.

Outside to the front courtyard area. To the rear terrace, lawn and floral borders creating a private and appealing outdoor space.



- Larger style bay window villa terrace
- Four double bedrooms
- Two excellent reception rooms and very well fitted kitchen with range of built in appliances
- Large modern family bathroom with separate shower cubicle
- Useful basement cellar
- Tastefully improved and well maintained by current owners
- Attractive rear courtyard garden area
- Very sought after location with excellent amenities and good local schools
- An early internal inspection strongly recommended





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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