

Thrush Street Walkley Sheffield S6 5BQ
Offers Around £250,000

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**** FREEHOLD **** Situated in this popular residential area is this stone fronted, three bedroom terrace which enjoys fantastic views and a west facing rear garden, beautifully presented throughout the property benefits from uPVC double glazing and gas central heating. Located within easy reach of amenities, good schools, transport links, Sheffield city centre and Bole Hills Park.

Set over four levels (including the cellar), the living accommodation briefly comprises front door which opens into the lounge with plantation shutters to the front window, hardwood flooring, alcove shelving, while the focal point is the log burning stove. A door then opens into an inner lobby with access to the kitchen/diner. The kitchen has a range of wall, base and drawer units with shaker style doors. A contrasting solid wood worktop incorporates the Belfast sink and the gas hob with extractor above. Integrated appliances include an electric oven and fridge freezer along with housing and plumbing for a washing machine. Access to the cellar which is of similar size to the lounge.

From the inner lobby, a staircase rises to the first floor landing with access to two bedrooms and the bathroom. Double bedroom one is to the front aspect and has a useful understairs cupboard, plantation shutters and ample space for furniture. Bedroom two is to the rear aspect with wood flooring and plantation shutters. The well appointed bathroom is fully tiled and has a heated towel rail and a three piece white suite including shower over bath, WC and wash basin.

A further staircase rises to the second floor and attic double bedroom three with a Velux to the front and a rear dormer window, perfect for enjoying the stunning views along with eaves storage.

- EARLY VIEWING ADVISED
- BEAUTIFULLY PRESENTED THROUGHOUT
- THREE BEDROOMS
- THREE PIECE SUITE BATHROOM
- LOUNGE & A KITCHEN/DINER
- WEST FACING REAR GARDEN
- LOVELY VIEWS
- EXCELLENT LOCATION
- AMENITIES, SCHOOLS & TRANSPORT LINKS
- EASY ACCESS TO SHEFFIELD CITY CENTRE, UNIVERSITIES & HOSPITALS





OUTSIDE

A front forecourt sets the property back from the road. To the rear is west facing garden with a lawn, paved patio and planted beds.

LOCATION

Located in this convenient and sought after location. Walkley is within easy reach of excellent local amenities on South Road including the ASDA superstore along with the excellent amenities in Hillsborough which includes butchers, bakers, greengrocers, pub, restaurants and takeaways. Hillsborough park, leisure centre and library close-by. Fantastic public transport links including the Supertram. Well regarded local schools for both primary and secondary students.

MATERIAL INFORMATION

The property is Freehold and currently Council Tax Band A.

VALUER

Chris Spooner

Whilst we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property. 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. All plans, floor plans and maps are for guidance purposes only and are not to scale. Please note all measurements are approximate and should not be relied upon as exact. 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.



Ground Floor

Approx. 30.9 sq. metres (332.6 sq. feet)

First Floor

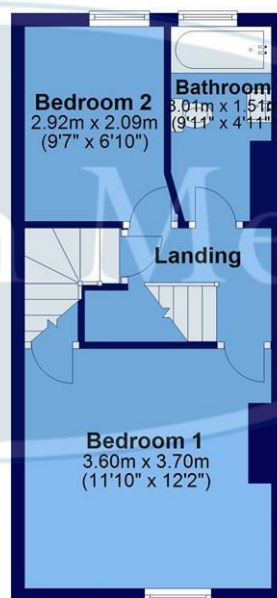
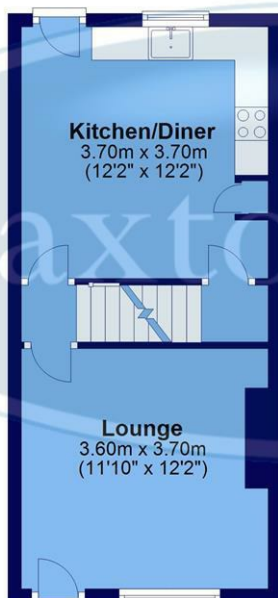
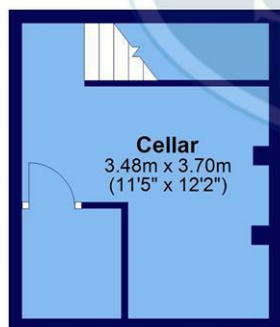
Approx. 31.2 sq. metres (336.1 sq. feet)

Second Floor

Approx. 16.5 sq. metres (177.1 sq. feet)

Cellar

Approx. 16.4 sq. metres (176.4 sq. feet)



Total area: approx. 95.0 sq. metres (1022.2 sq. feet)

All measurements are approximate and to max vertical and horizontal lengths
Plan produced using PlanUp.

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