



Stanwood Avenue Stannington Sheffield S6 5HY
Offers Around £250,000

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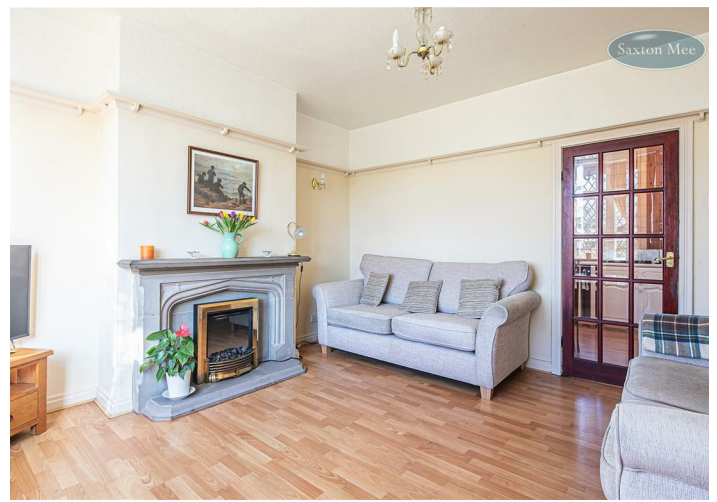
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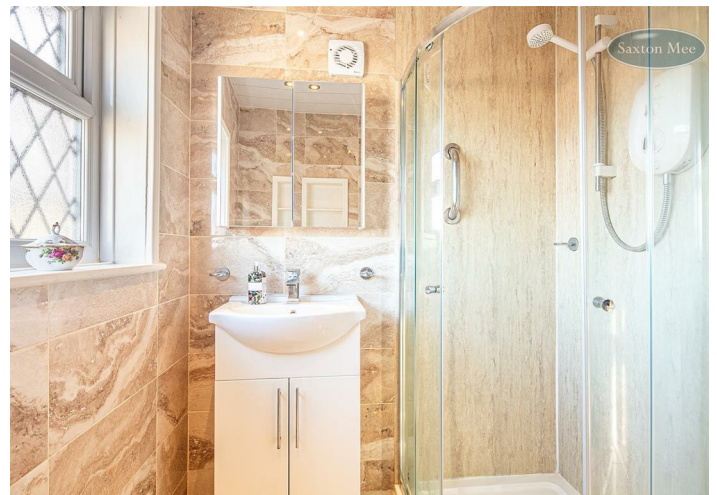
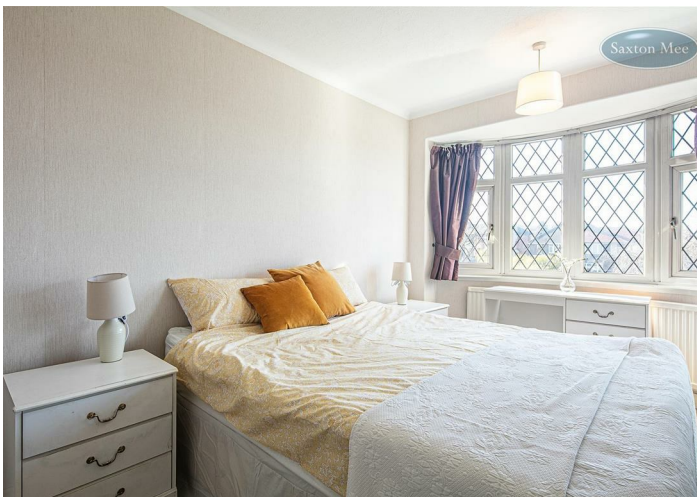
**** NO CHAIN ** FREEHOLD **** Offered to the open market with no onward chain is this superb three bedroom semi-detached house which is located within the popular suburb of Stannington. Having been well cared for and maintained by the previous owner, the property now offers exciting potential to be updated and modernised to your own personal taste. The property occupies a corner plot which benefits from a generous sized front garden, off road parking for two cars, and enjoys impressive views over north Sheffield.

On the ground floor the accommodation briefly comprises front door which opens into the garden room/conservatory. Access into a lobby with a door opening into the lounge with a lovely bay window allowing natural light, while the focal point is the feature fireplace. Access into the kitchen/diner which has a range of wall, base and drawer units. A contrasting worktop incorporates the sink and drainer. There is an electric double oven and plenty of space for a dining table and chairs, and a downstairs WC.

The first floor has a bay windowed double bedroom to the front aspect which has fitted sliding wardrobes, a second double bedroom to the rear aspect, a single bedroom and a shower room which is fully tiled and includes a corner shower enclosure, WC, wash hand basin, and a heated towel rail.

- CHAIN FREE & FREEHOLD
- POPULAR LOCATION
- IMPRESSIVE VIEWS
- THREE BEDROOMS
- SHOWER ROOM
- BAY WINDOWED LOUNGE & SEPARATE KITCHEN
- DRIVEWAY PROVIDING OFF-ROAD PARKING
- GENEROUS FRONT GARDEN
- DOWNSTAIRS WC
- AMENITIES, WELL REGARDED SCHOOLS & TRANSPORT LINKS





OUTSIDE

To the side of the property there is a block paved driveway providing off road parking for two vehicles, a small lawn area and two small trees. At the front there is a good sized lawned garden along with an established privet hedge and planted bed. To the rear is a fully enclosed private garden/yard which is paved and has a timber shed as well as planted beds.

LOCATION

The property is ideally located for excellent amenities in Stannington including Co-op superstore, well regarded fish and chip shop, independent local hardware store, bakery, hairdressers, chemist and much more. Regular public transport links to the City. Well regarded local schools for pupils of all ages.

MATERIAL INFORMATION

The property is Freehold and currently Council Tax Band B.

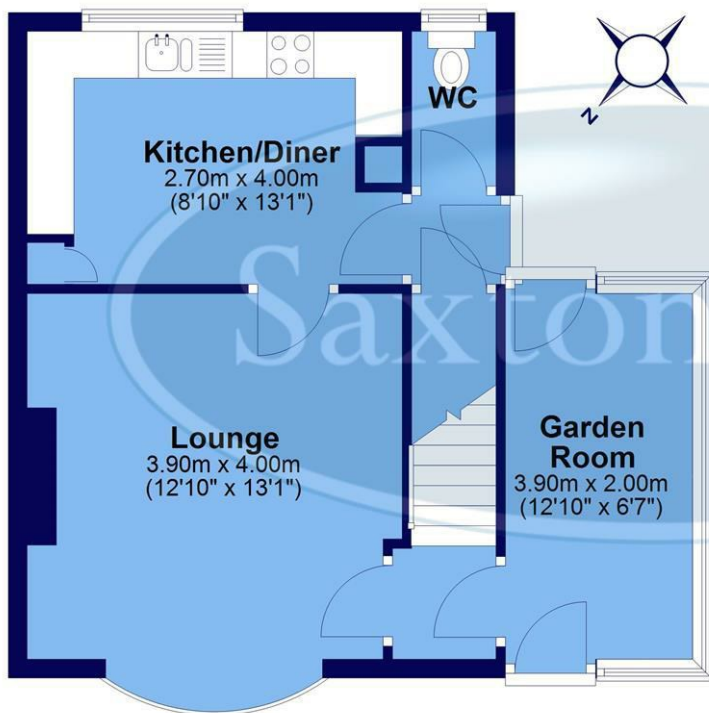
VALUER

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.

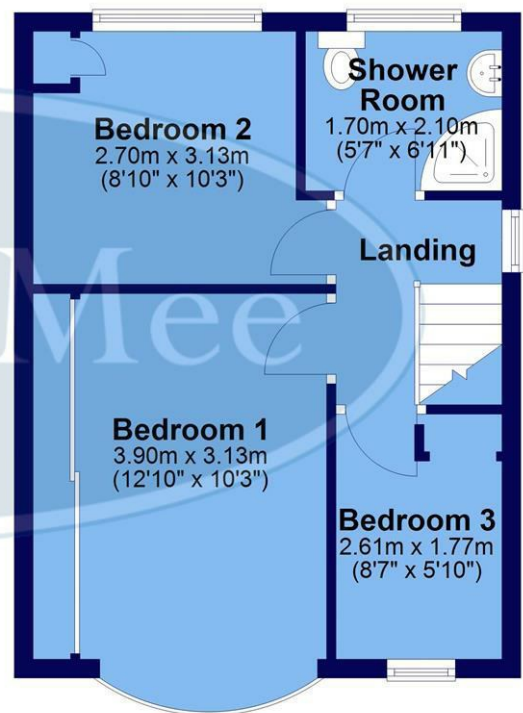
Ground Floor

Approx. 42.0 sq. metres (451.8 sq. feet)



First Floor

Approx. 33.8 sq. metres (363.9 sq. feet)



Total area: approx. 75.8 sq. metres (815.7 sq. feet)

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

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