



WHITEHORNES

Buy. Sell. Let. Relax!

0114 268 8533
info@whitehornes.com
www.whitehornes.com

14 Botanical Road, Ecclesall

Sheffield

Guide Price £425,000 – £450,000

14 Botanical Road

Ecclesall, Sheffield

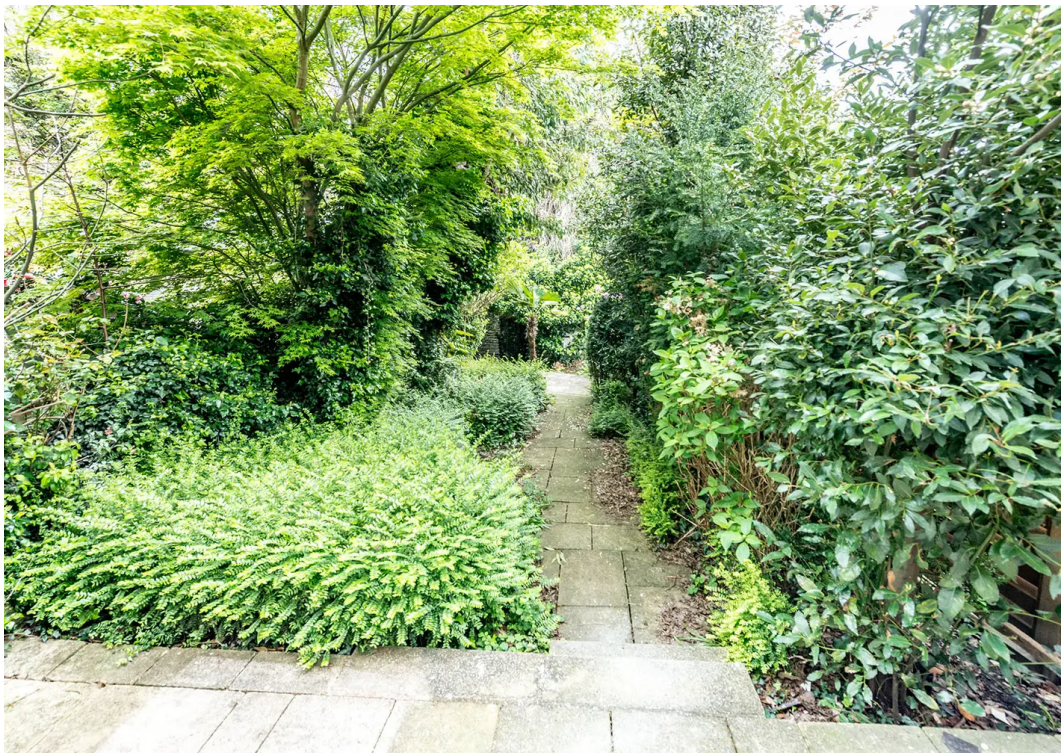
A beautifully presented and very well proportioned, three bed roomed, bay windowed, stone built, Victorian terraced property. Offered to the open market with the benefit of no onward chain and immediate vacant possession it's easy to say this property will be of particular interest to the both the young family and Professional couple alike. Enjoying two floors of super spacious accommodation, residents permit parking to the front and fantastic rear private garden. With further opportunity to purchase a private single garage by separate negotiation, number fourteen is located on this quiet residential road within the very heart of ultra popular Ecclesall. Situated within a few paces of numerous independent cafes, shops and restaurants within both Ecclesall Road and Sharrow Vale, the Botanical Gardens are close by as are principal hospitals and universities.

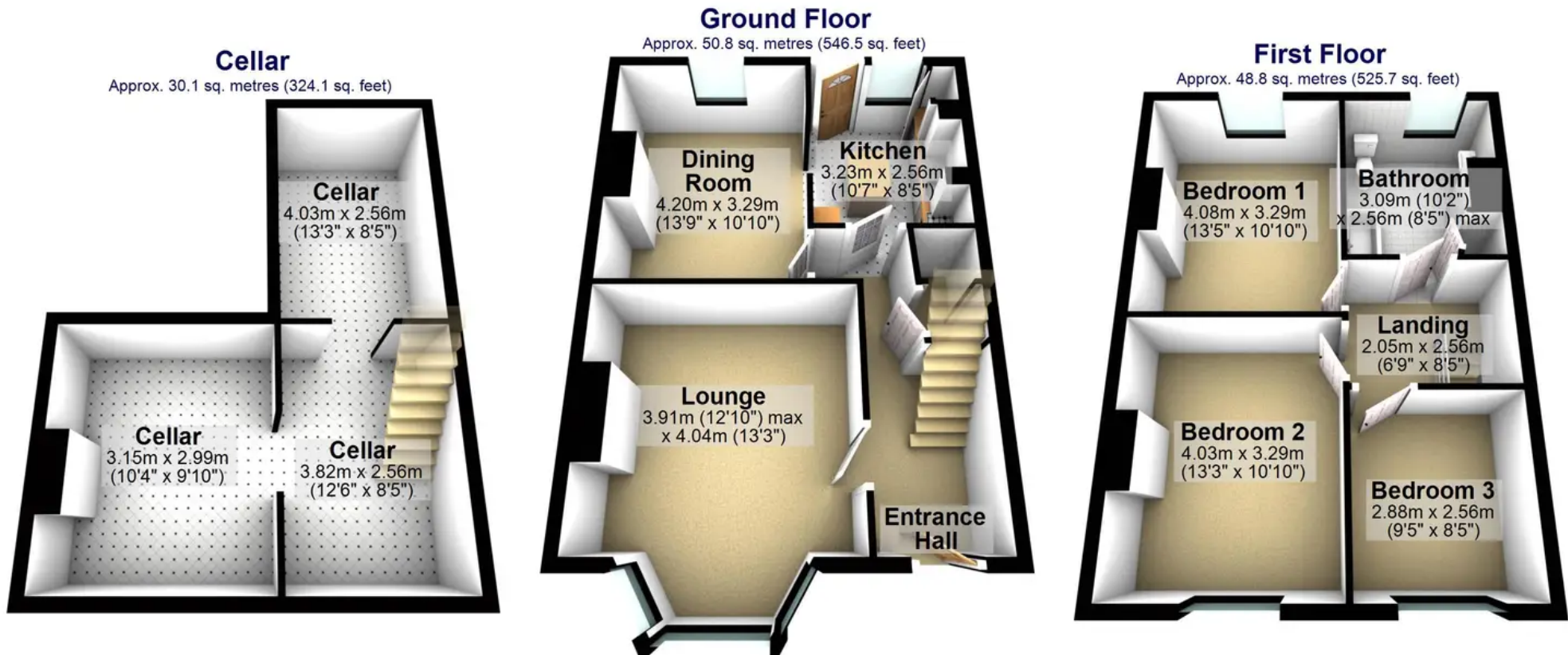
Council Tax band: C

Tenure: Leasehold

- THREE BEDROOM STONE BUILT TERRACED
- FABULOUS REAR PRIVATE GARDEN
- RESIDENT PARKING SCHEME TO THE FRONT OF THE PROPERTY
- OPPORTUNITY TO PURCHASE A DETACHED SINGLE GARAGE BY SEPARATE NEGOTIATION
- AVAILABLE WITH NO UPWARD CHAIN INVOLVED AND VACANT POSSESSION ON COMPLETION
- FASHIONABLE ECCLESALL ROAD AMENITIES ON THE DOORSTEP







Total area: approx. 129.7 sq. metres (1396.3 sq. feet)

All measurements are approximate
Plan produced using PlanUp.