

**39 Mount Street, Sharrow**

Sheffield

**Offers in Region of £185,000**





## 39 Mount Street

Sharrow, Sheffield

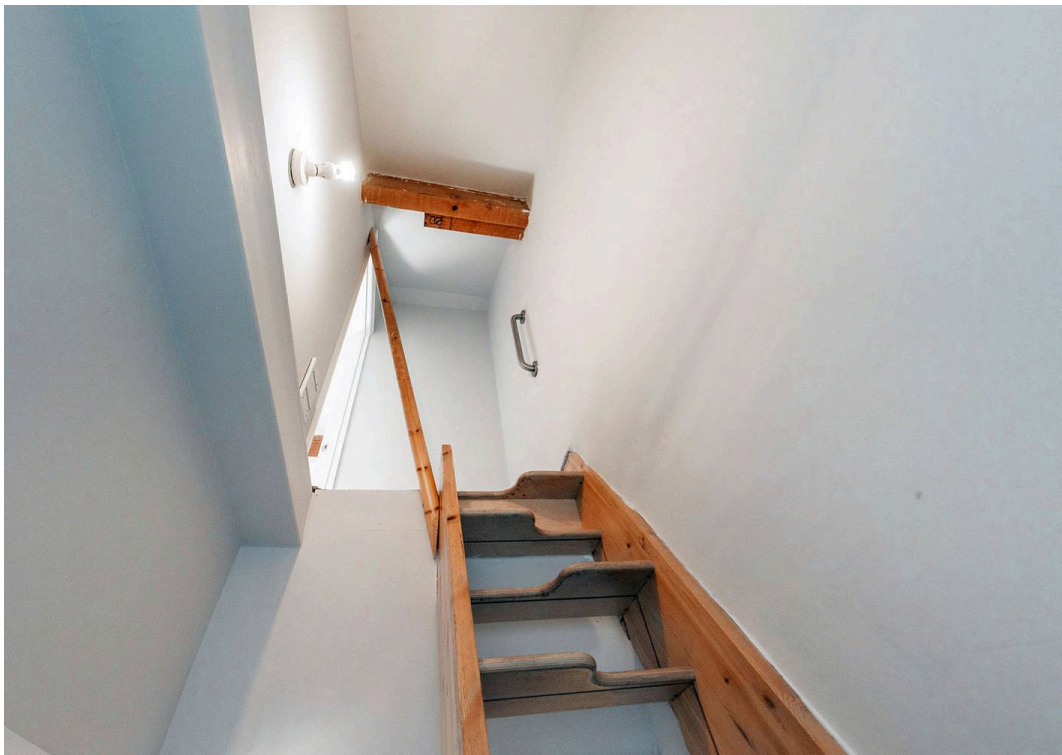
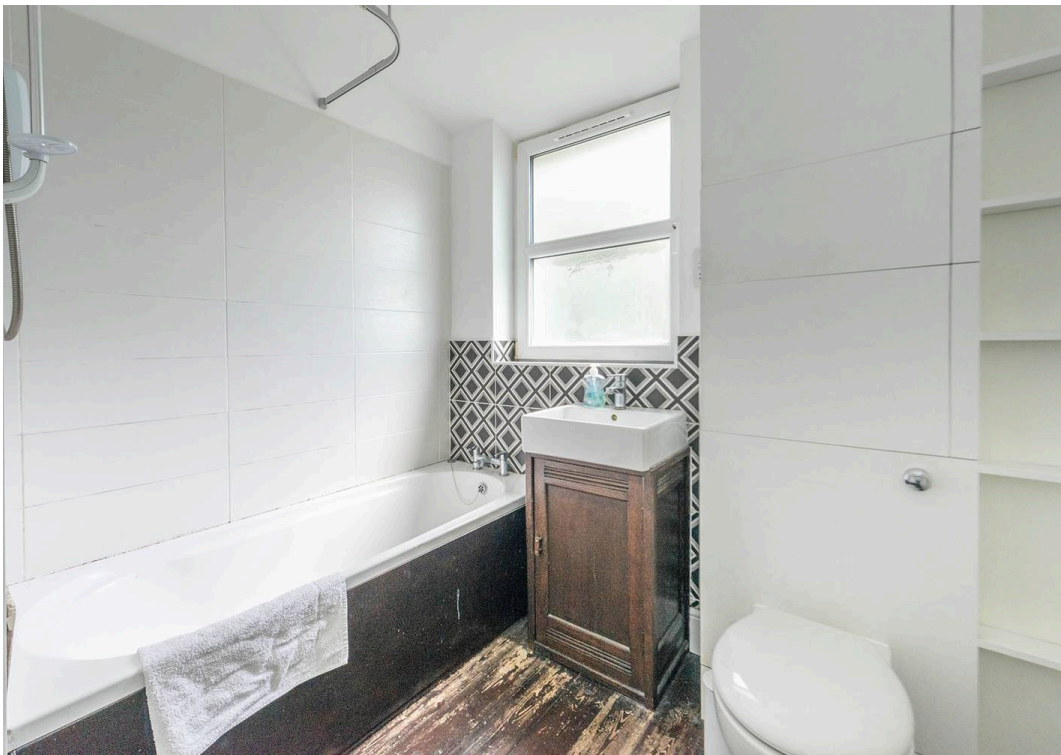
Nestled in the heart of the ultra-popular Sharrow within the S11 postcode, this fabulous two/three double bedroom mid-Victorian terraced house presents the perfect opportunity for first-time buyers, young families, or savvy investors seeking a healthy rental yield. This charming property boasts an off-shot rear kitchen and benefits from the passageway to the first floor. The sun-drenched private rear garden, set away from neighbouring properties with no through fare, provides an urban oasis. Residents can enjoy the convenience of a resident parking scheme to the front, ensuring stress-free parking in this bustling area. With the property available to market with no upward chain involved, its easy to say that viewing is essential to do full justice. An occasional loft room accessible via a paddle staircase offers the potential for future value enhancement through conversion, subject to necessary planning permissions.

Council Tax band: A Tenure: Leasehold

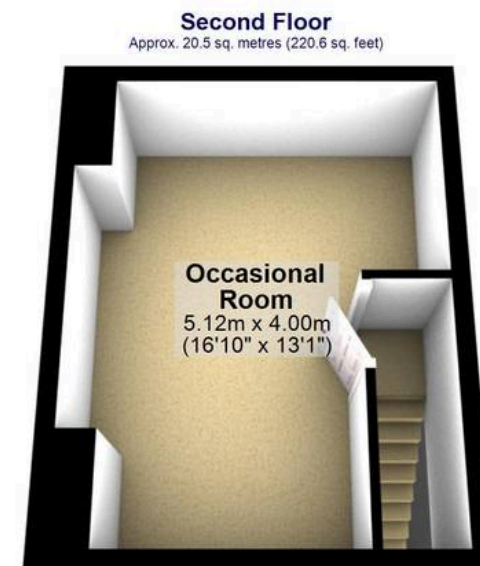
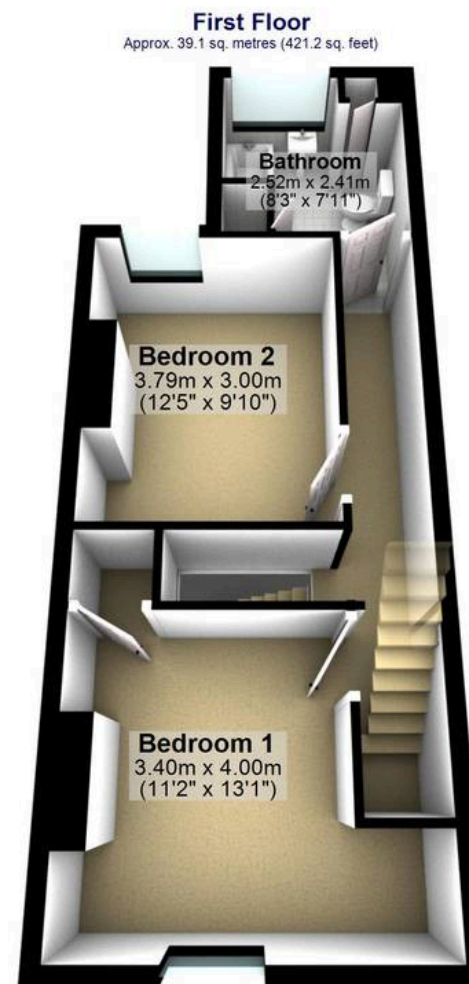
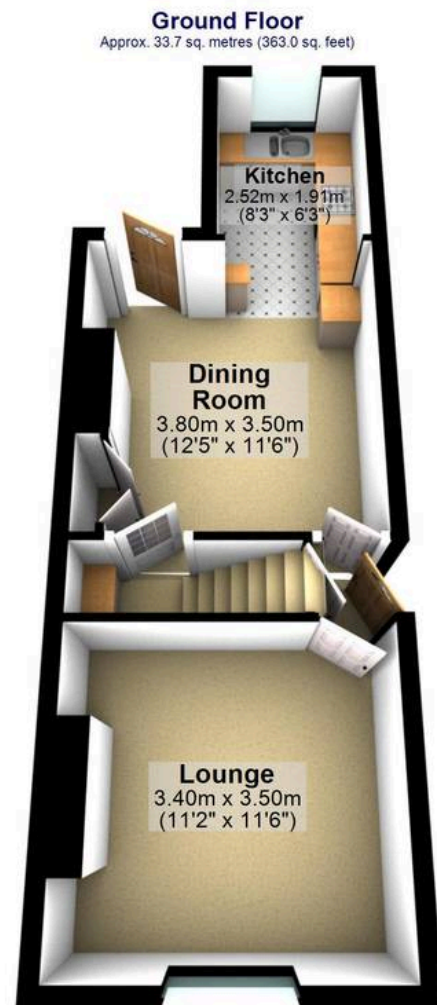
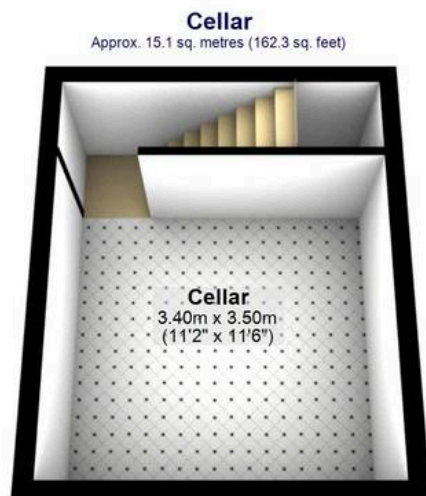
- FABULOUS TWO DOUBLE BEDROOM MID VICTORIAN TERRACED
- OFF SHOT REAR KITCHEN AND BENEFITTING FROM THE PASSAGEWAY TO THE FIRST FLOOR
- PRIVATE REAR SUNNY GARDEN WITH NO THROUGH FARE FROM NEIGHBOURING PROPERTIES
- RESIDENT PARKING SCHEME TO THE FRONT ENSURING EASY PARKING
- HEART OF ULTRA POPULAR SHARROW WITHIN THE S11 POSTCODE
- PERFECT FOR THE FIRST TIME BUYER YOUNG FAMILY OR INVESTOR LOOKING FOR A HEALTHY RENTAL YIELD
- AVAILABLE TO MARKET WITH NO UPWARD CHAIN INVOLVED AND VACANT POSSESSION
- OCCASIONAL LOFT ROOM WITH PADDLE STAIRCASE











Total area: approx. 108.4 sq. metres (1167.1 sq. feet)

All measurements are approximate  
Plan produced using PlanUp.