



Whitwell Crescent Stocksbridge Sheffield S36 1GD
Guide Price £135,000

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GUIDE PRICE £135,000-£145,000 ** FREEHOLD ** NO CHAIN ** Enjoying a pleasant outlook is this bay fronted, two double bedroom terrace property which benefits from fully going over the passageway, a rear garden with no third party access, uPVC double glazing and gas central heating.

In brief, the living accommodation briefly comprises: enter through a front uPVC door into the lounge with a gas fire and bay window. A door opens into the inner lobby with access into the kitchen. Integrated appliances include an electric oven, with a four ring hob with extractor fan, washing machine, fridge and freezer. There a storage space under the stairs and a rear entrance door.

From the inner lobby, a staircase rises to the first floor landing with access into the loft space, the two good sized bedrooms and the bathroom. The principal bedroom has two front windows and fitted wardrobes. Bedroom two has a storage cupboard which houses the gas boiler. The bathroom has a three piece suite including bath with electric shower, WC and wash basin.

- TWO GOOD SIZED BEDROOM TERRACE
- BENEFITING FROM GOING OVER THE PASSAGeway
- REAR GARDEN WITH NO THIRD PARTY ACCESS
- LOUNGE & INTEGRATED KITCHEN
- FREEHOLD
- NO CHAIN
- FOX VALLEY SHOPPING CENTRE
- AMENITIES, SCHOOLS & TRANSPORT LINKS
- EASY ACCESS TO SHEFFIELD & M1 MOTORWAY





OUTSIDE

To the rear is a garden with no third party access.

LOCATION

Ideally located with excellent public transport links with connections to Sheffield City Centre and Barnsley Interchange. Motorway links. Good local schools. Stocksbridge Leisure Centre. Fantastic amenities in Stocksbridge itself including supermarkets including Co-op, Lidl and Aldi. Fox Valley Shopping Centre. Beautiful country walks in the Peak District and surrounding areas.

Funding of £24.1m has been unlocked to support a host of projects in Stocksbridge. The approval means that the Towns Fund projects – including the proposed £14.6m transformation of Stocksbridge town centre – can now move to the next stage in terms of planning and phasing the projects. The plans for the town include a transformation of Manchester Road with a new Library and Community Hub building at its heart. The development will house managed workspace as well as new community facilities. Investment in new paving and public realm in the town centre is also planned, as well as proposals for a shop front grant scheme to transform and regenerate the town's retail area. Other projects include improvements to sports, education and outdoor infrastructure.

MATERIAL INFORMATION

The property is Freehold and currently Council Tax Band A.

VALUER

Greg Ashmore MNAEA

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All measurements are approximate and to max vertical and horizontal lengths
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