



Thoresby Road, Sheffield

welcome to

Thoresby Road, Sheffield

Welcoming a well-presented end-terrace house located in the S6 postcode. Offering great living accommodation throughout this property is the perfect opportunity. Easily accessible local amenities nestled in the heart of Hillsborough.

##Invalid Field Name##

Lounge

14' 3" into bay x 12' 11" maximum (4.34m into bay x 3.94m maximum)

With a gas fireplace, front face bay window and a GCH radiator.

Kitchen

12' 9" maximum x 12' 2" maximum (3.89m maximum x 3.71m maximum)

With a freestanding space for appliances and rear face double glazed window.

Bedroom 1 (attic Room)

16' 5" maximum x 12' 9" maximum (5.00m maximum x 3.89m maximum)

With a built in wardrobes, rear face dorma window, side face windows, a GCH radiators, eaves storage.

Bedroom 2

12' 11" maximum x 10' 9" maximum (3.94m maximum x 3.28m maximum)

With a GCH radiators, chimney breast and two front face windows.

Bedroom 3

9' 7" maximum x 5' 8" maximum (2.92m maximum x 1.73m maximum)

With a GCH radiator and a rear face window.

Bathroom

9' 7" maximum x 6' 9" maximum (2.92m maximum x 2.06m maximum)

With an electric shower over bath, low flush toilet, rear face window. and a storage cupboard which houses the water tank.





view this property online williamhbrown.co.uk/Property/SBC107215



welcome to

Thoresby Road, Sheffield

- THREE BEDROOM END-TERRACE HOUSE
- LOCATED IN THE S6 POSTCODE
- GOOD-SIZE REAR GARDEN WITH PATIO
- WELL-PRESENTED LIVING ACCOMMODATION
- MODERN KITCHEN

Tenure: Leasehold EPC Rating: Awaited

This is a Leasehold property with details as follows; Term of Lease 800 years from 29 Sep 1890. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£225,000



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

view this property online williamhbrown.co.uk/Property/SBC107215



Property Ref:
SBC107215 - 0010

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.


william h brown



01142 638012



BannerCross@williamhbrown.co.uk



392 Psalter Lane, SHEFFIELD, South Yorkshire,
S11 8UW



williamhbrown.co.uk