





33 High Storrs Road

Greystones • Sheffield • S11 7LD

Guide Price £275,000 - £300,000

Located in High Storrs, within walking distance of Bingham Park woodland is a 3 bedroom semi detached property. In need of a full scheme of refurbishment and modernisation, offering superb potential in a sought-after area. Benefits from great transport links and reputable schools within catchment. The ground floor comprises of 2 generously proportioned reception rooms and a rear facing kitchen offering alternative access directly to the garden. Retaining many charming features and a pleasant outlook. The first floor incorporates 3 bedrooms, family bathroom, separate WC and storage housing the water tank. Externally a front garden provides a great first impression and privacy from the road. At the rear is a gated, enclosed generous mature garden, predominantly laid to lawn, enhanced by established planting. High Storrs is well-placed for local shops and amenities, highly regarded schools, public transport, recreational facilities including 3 parks and access to the city centre, hospitals, universities and the Peak District. Ideally located for walking, cycling and running.



- 3 Bedroom Semi Detached House
- In Need of Modernisation
- Offering Great Potential
- Sought After Location in High Storrs
- Reputable Schools in Catchment

- Great Transport Links
- Generously Sized Enclosed Rear Garden
- Close to Bingham Park & Whitley Woods
- Leasehold 800 years 29/09/1925 & No Chain
- Council Tax Band C, EPC Rating TBC

33 HIGH STORRS ROAD

APPROXIMATE GROSS INTERNAL AREA = 85.8 SQ M / 923 SQ FT

CELLAR = 7.9 SQ M / 85 SQ FT

TOTAL = 93.7 SQ M / 1008 SQ FT

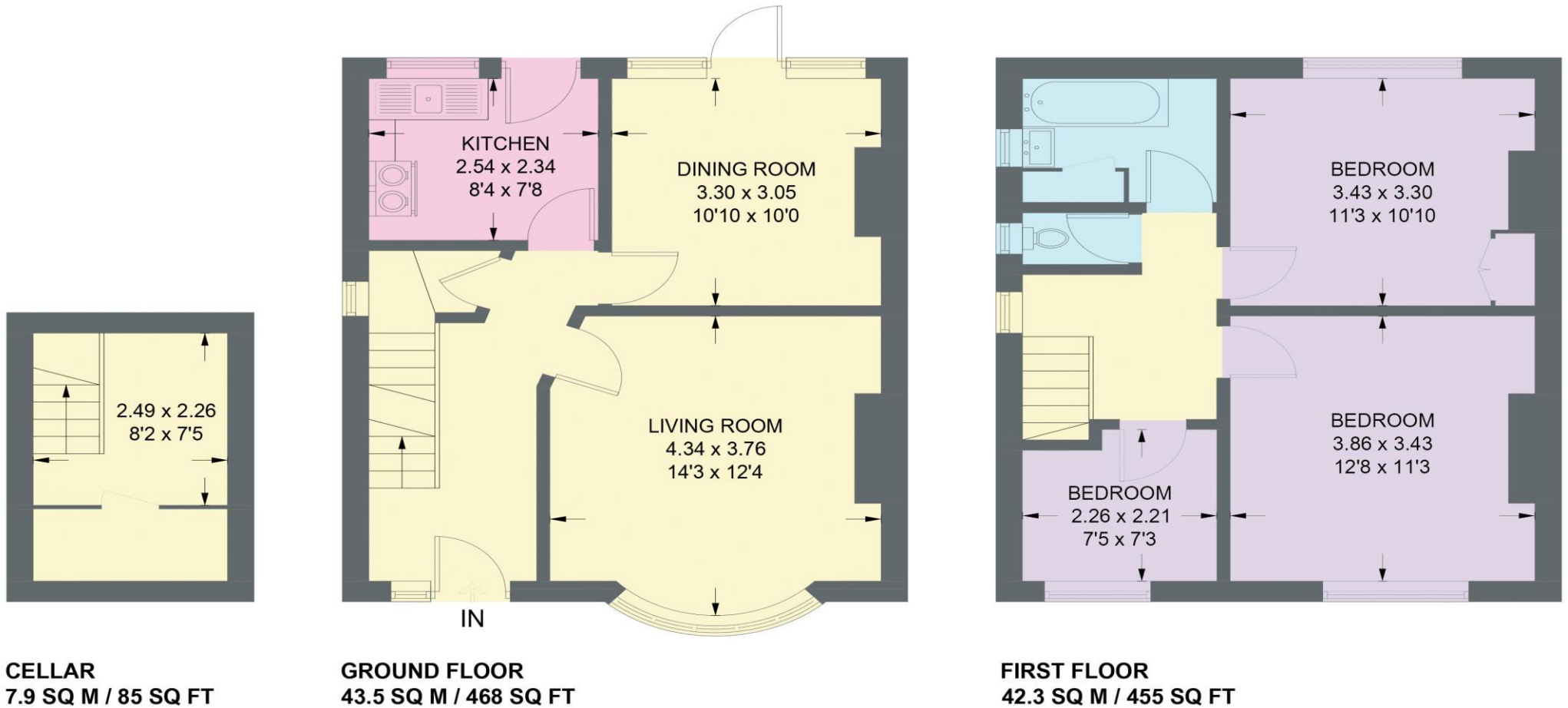


Illustration for identification purposes only.
measurements are approximate, not to scale.

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.