





LOVE
is Kind.
ANYTHING
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at
ALL



55 Scholes View

Ecclesfield • Sheffield • S35 9YQ

Guide Price £340,000 - £365,000

Tucked away on a quiet cul de sac beside Ecclesfield Park is a 4 double bedroom and 2 bathroom detached family home. Arranged over 4 levels, creating light and airy flexible accommodation which benefits from a landscaped, enclosed rear garden, driveway, and an integral garage. Perfect family home within walking distance of Ecclesfield Park and close to local schools and amenities. Benefits from combination gas central heating and double glazing. Freehold. The property enters into a modern dining kitchen fitted with shaker units topped with granite worktops and tiled splashbacks. Intergraded appliances include a double oven, four ring gas hob and extractor. There is alternative side door access and a ground floor WC. The first floor has a cosy lounge equipped with a fabulous, bespoke media wall with storage, along with a herringbone floor. A separate, cheerful dining area offers direct access to the rear garden through French doors. Stairs rise to the main bedroom, presented in on trend tones, complemented by an ensuite shower room. The family bathroom is fully tiled fitted with jacuzzi bath, a vanity unit, wash hand basin, and WC. Stairs rise to an upper level with a further three double bedrooms, offering a pleasant outlook over the rear garden. Externally, a driveway adjoins a front lawn, and leads into an integral garage. At the rear is a stunning enclosed, landscaped garden, ideal for families, designed to offer a decked patio with a brick built outdoor cooking area, and an artificial lawn, enclosed by fencing and raised flower beds. Scholes View is a quiet cul de sac location beside Ecclesfield Park with local shops and amenities close by. Great access links to the city centre, hospitals, universities, motorway, and Meadowhall.



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- Detached Family Home in Ecclesfield, S35
- 4 Double Bedrooms & 2 Bathrooms
- Beautifully Presented Throughout
- Light & Airy Accommodation
- Quiet Cul de Sac Beside Ecclesfield Park

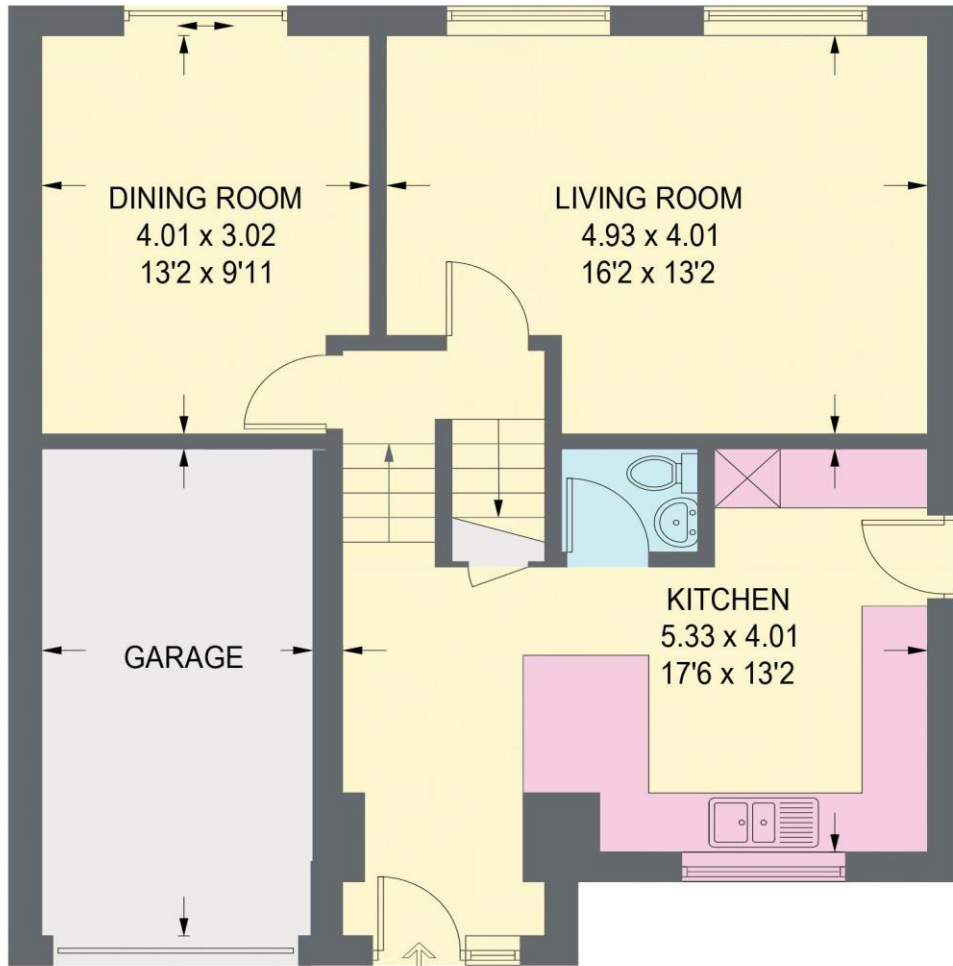
- Reputable Local Schools & Great Transport Links
- Landscaped Rear Garden & Patio
- Driveway & Garage
- Freehold
- Council Tax Band E



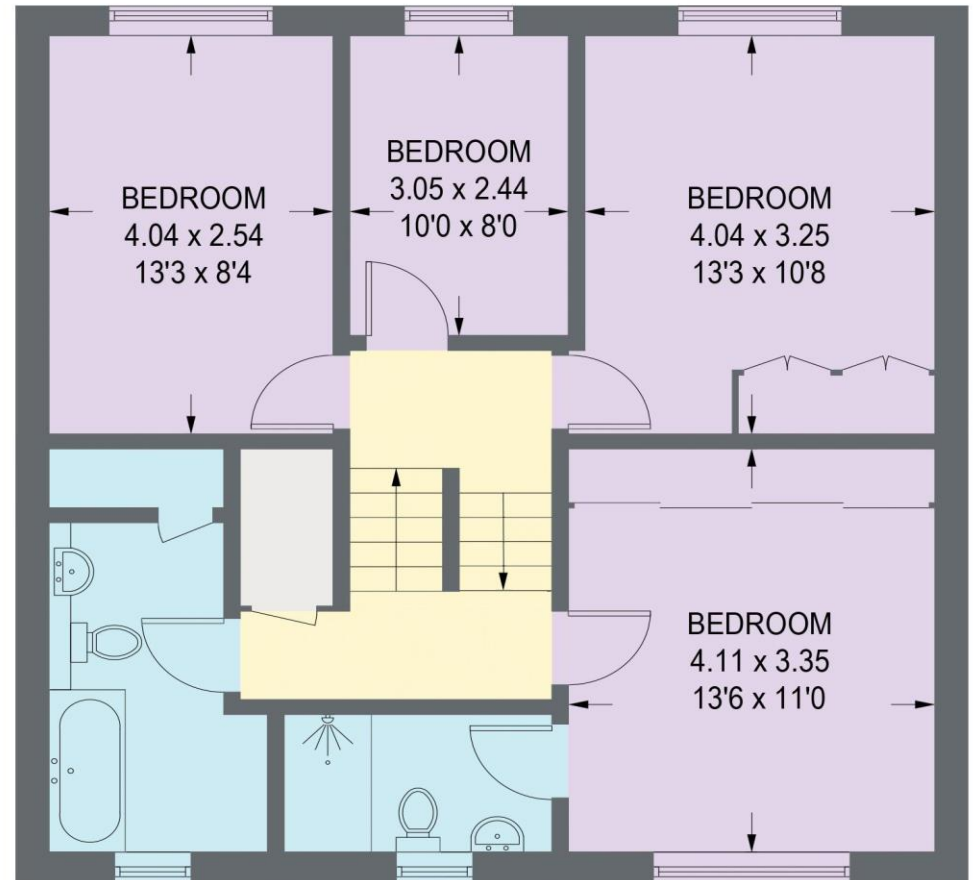


55 SCHOLES VIEW

APPROXIMATE GROSS INTERNAL AREA = 124.8 SQ M / 1343 SQ FT
(EXCLUDING GARAGE)



GROUND FLOOR
57.6 SQ M / 620 SQ FT (EXCLUDING GARAGE)



FIRST FLOOR
67.2 SQ M / 723 SQ FT

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



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