







54 Cobnar Road

Woodseats • Sheffield • S8 8QB

Guide Price £375,000 - £395,000

A well-proportioned 3-bedroom detached bungalow occupying a superb location adjoining Graves Park. Offering a fabulous woodland aspect and generous driveway leading to an integrated garage. Benefits from stunning landscaped gardens, double glazing, combination gas central heating, and fabulous far-reaching views. Freehold. No chain. The Bungalow enters into a welcoming spacious hallway leading to 3 double bedrooms, all presented in a neutral palette. The family bathroom is equipped with a 3-piece suite and separate shower enclosure, partially tiled. The inner hallway leads to a light and airy spacious dining kitchen fitted with a range of wooden units, ceramic floor and adjoining rear porch with double entry. The lounge is generously proportioned, offering dual aspect, filling the room with natural light and pleasant garden views. Sliding patio doors open directly onto a paved patio fusing with the outdoor space. Externally the driveway creates off street parking for multiple vehicles leading to an integrated garage. Within the garage is under house storage and upper level which is accessed from the rear garden providing a utility room and additional storage. Stunning landscaped gardens lie to both side of the property with an open woodland aspect at the rear and fabulous far reaching city views taking full advantage of the elevated position of the property. Cobnar Road enjoys excellent facilities including pubs, bars, restaurants, shops, schools, Graves Park and excellent access to Sheffield, Chesterfield and the motorway network.





- Detached Bungalow in Woodseats, S8
- 3 Good Sized Bedrooms
- Adjoining Graves Park
- Measuring an Impressive 1478 sqft
- Spacious Dual Aspect Lounge

- Far Reaching Views Over the City
- Generous Driveway & Garage
- Landscaped Gardens & Open Woodland Aspect
- Freehold & No Chain
- Council Tax Band D, EPC Rating D





54 COBNAR ROAD

APPROXIMATE GROSS INTERNAL AREA = 137.4 SQ M / 1478 SQ FT

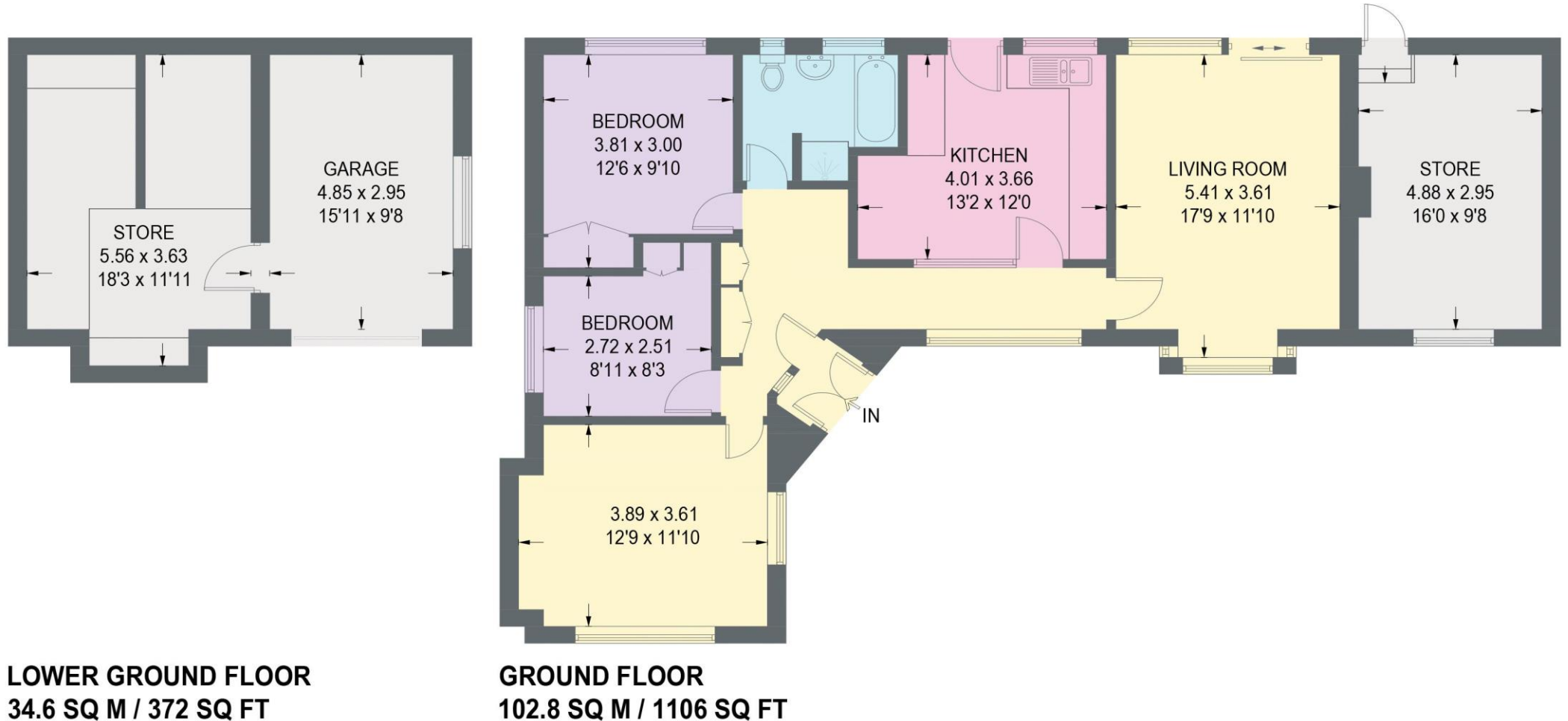


Illustration for identification purposes only,
measurements are approximate, not to scale.



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