







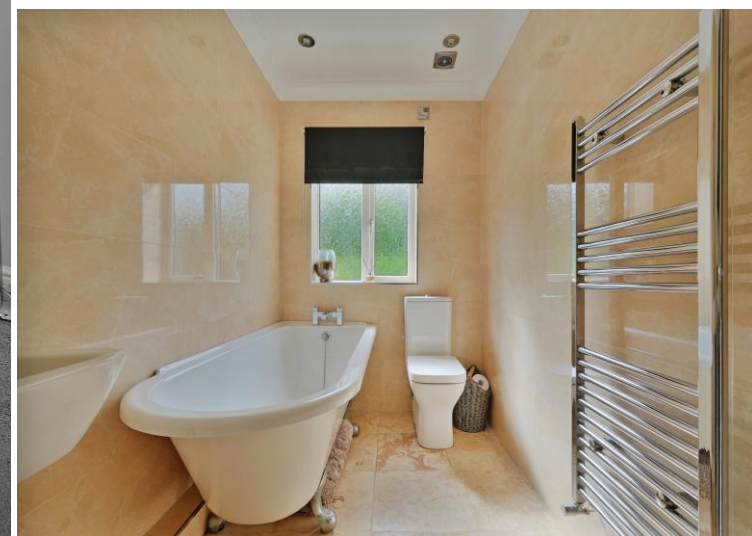
48 Moorthorpe Rise

Owlthorpe • Sheffield • S20 6QD

Guide Price £525,000 - £550,000

Effectively extended 4 bedroom, 2-bathroom, 3 storey modern family home located on a quiet cul de sac in Owlthorpe, S20. Stylishly presented throughout providing a flexible, spacious family home, which benefits from a rear extension creating the hub of the home and a garage conversion, providing a superb versatile living area. Features an extensive driveway and fabulous private, south facing rear garden. Available with no onward chain. The ground level features a generous hallway leading to a shower room and courtesy of the garage conversion is a superb flexible living space, currently utilised as a games room / gym. The first floor creates the hub of the home with a stunning open plan design dining kitchen, perfect for family life, which overlooks the private, south facing garden. A modern gloss kitchen is fitted with a range of integrated appliances and focal centre island providing additional seating. A cosy living room offers a Juliette balcony and media wall, alongside a smaller snug which could also be office space. The first floor comprises of 4 bedrooms, all styled in a modern grey palette with carpet and fitted wardrobes. The main bedroom is complemented by a fully tiled ensuite. The family bathroom is a contemporary white suite featuring roll top bath and finished in stylish tiling. Externally an extensive driveway prides off street parking for multiple vehicles. To the rear of the property is a fabulous, private, enclosed garden with decked terrace. Designed on a split level with partial lawn, decorative planting and outbuilding, offering flexibility of storage or workspace. Owlthorpe is a popular area known for its excellent local amenities in the form of shops, schools and Sheffield Supertram networks. Ideally placed for links to both the M1 Motorway networks and Sheffield City Centre. Rother Valley Country Park nearby offers excellent leisure pursuits and Crystal Peaks Shopping Centre and Drakehouse Retail Park further superb facilities. The area is a short drive from surrounding local Derbyshire countryside and there are superb local restaurants and Gastro style public houses in the surrounding villages.





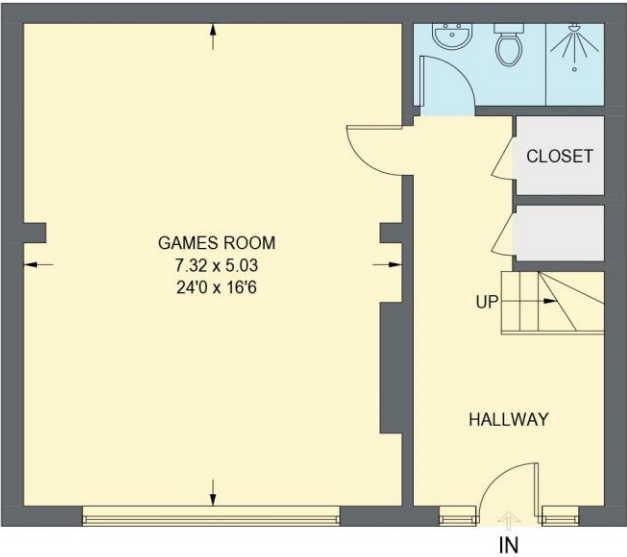
- Modern Detached Family Home
- Rear Extension & Garage Conversion
- 4 Bedrooms & 2 Bathrooms
- Spacious Accommodation Over 3 Levels
- Stylish Modern Interior
- Quiet Cul de Sac Location in Owlthorpe, S20
- Generous Driveway for Multiple Vehicles
- South Facing Private Garden
- Freehold & No Onward Chain
- Council Tax Band E, EPC Rating TBC



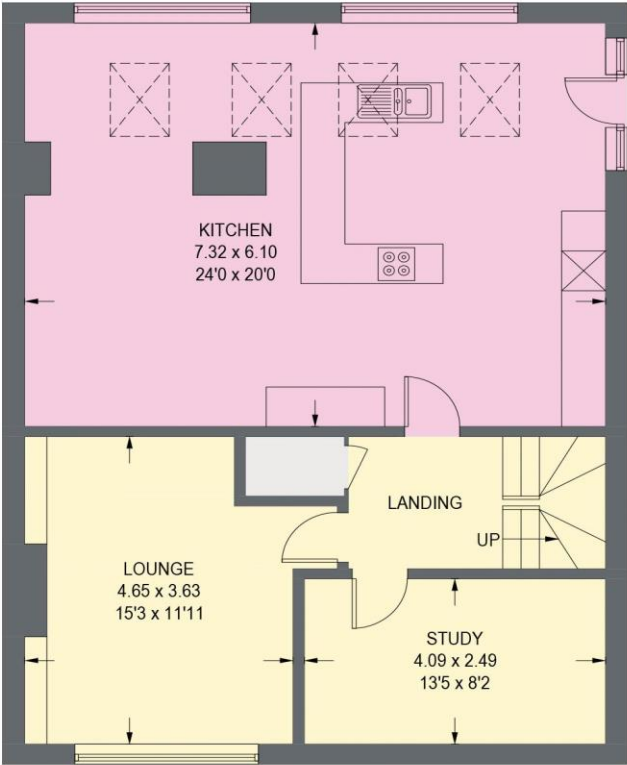


48 MOORTHORPE RISE

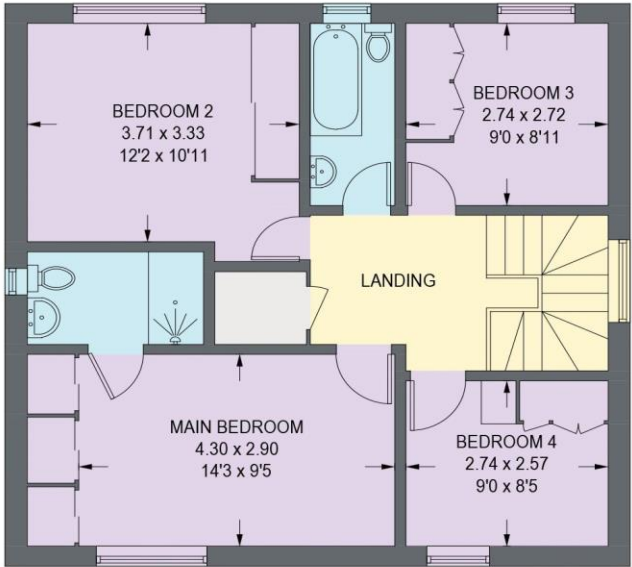
APPROXIMATE GROSS INTERNAL AREA = 206.4 SQ M / 2222 SQ FT



GROUND FLOOR
57.8 SQ M / 622 SQ FT



FIRST FLOOR
86.2 SQ M / 928 SQ FT



SECOND FLOOR
62.4 SQ M / 672 SQ FT

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

(IDMRP2025)

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.



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