







1 Swift Road

Grenoside • Sheffield • S35 8RB

Offers in the Region Of £220,000

Offering fabulous potential, this three-bedroom semi-detached family home provides a wonderful opportunity to extend or develop (subject to the necessary consents). In need of general updating, the property is light and airy, ideal for someone looking to create a fantastic family home. The house benefits from attractive front and rear gardens, a driveway, and a garage, and is situated in a great commuting location close to the motorway network with excellent links to the city centre. Benefits from combination gas central heating, double glazing and available with no onward chain. The ground floor features a bay-fronted living room with a stone feature fireplace overlooking the colourful front garden. There is a separate dining room to the rear with potential for a dual-aspect open-plan layout. The kitchen is fitted with a range of units, space for appliances, and a useful utility cupboard. There's scope to open up the kitchen and dining room to create a larger family dining kitchen, or even extend into the garage (subject to consent). Upstairs, the property offers a generously proportioned main bedroom, a second double bedroom overlooking the rear garden, and a smaller single bedroom ideal for a child or home office. The bathroom is partially tiled with a white suite and a shower over the bath. There is also loft access, providing further potential for conversion (subject to consent). The attractive front garden with block-paved driveway offers off-street parking leading to the garage. The enclosed rear garden is family-friendly, mainly laid to lawn and bordered by fencing, featuring a summer house – perfect for outdoor relaxation or play. Swift Road is well-placed for local shops and amenities in Grenoside village and Ecclesfield, with easy access to local schools, recreational facilities, public transport, and routes to the city centre, motorway, hospitals, Meadowhall, and the countryside.



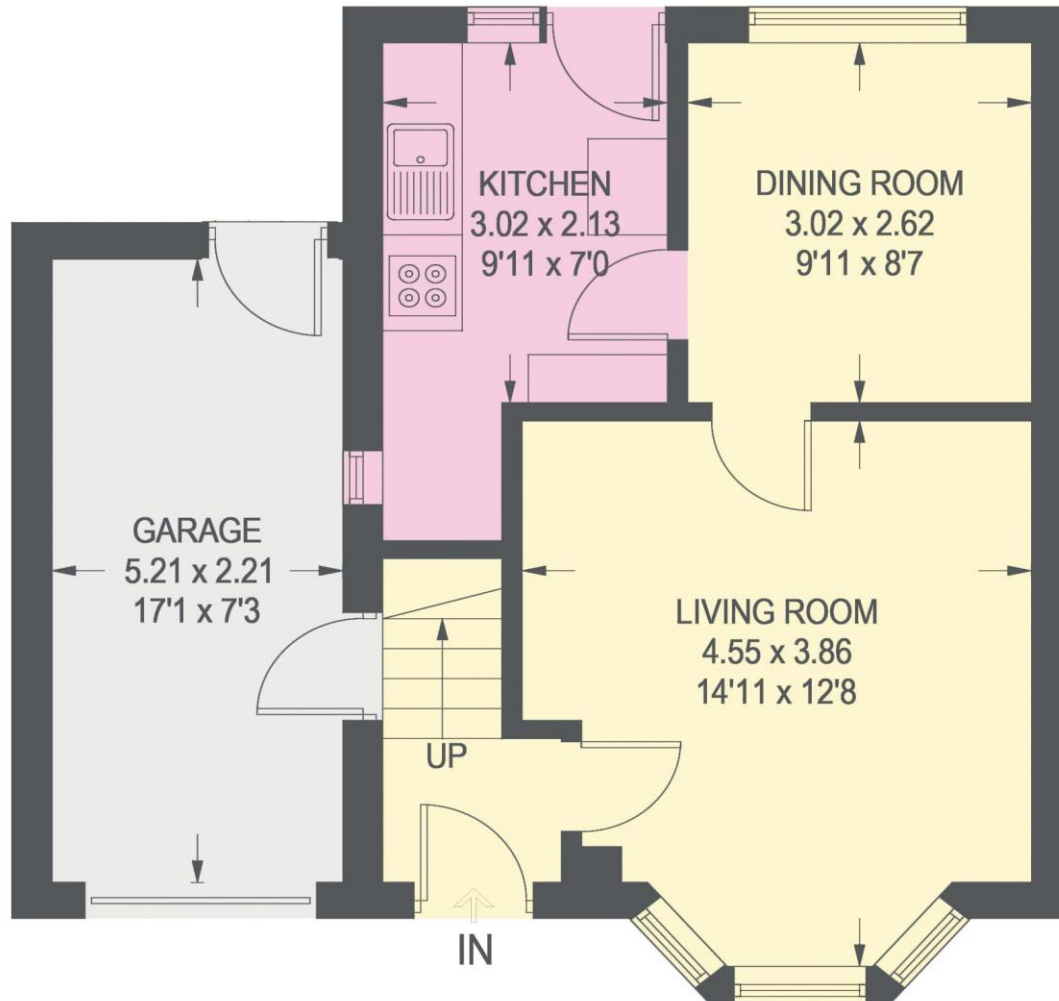


- 3 Bedroom Semi Detached Family Home
- Lovely Residential Location in S35
- Offering Fabulous Potential to Develop
- Well Maintained Attractive Gardens
- Driveway & Garage
- Local Amenities in Grenoside Village & Ecclesfield
- Great Transport Links to Motorway & City
- No Onward Chain
- Freehold
- Council Tax Band C, EPC Rating D

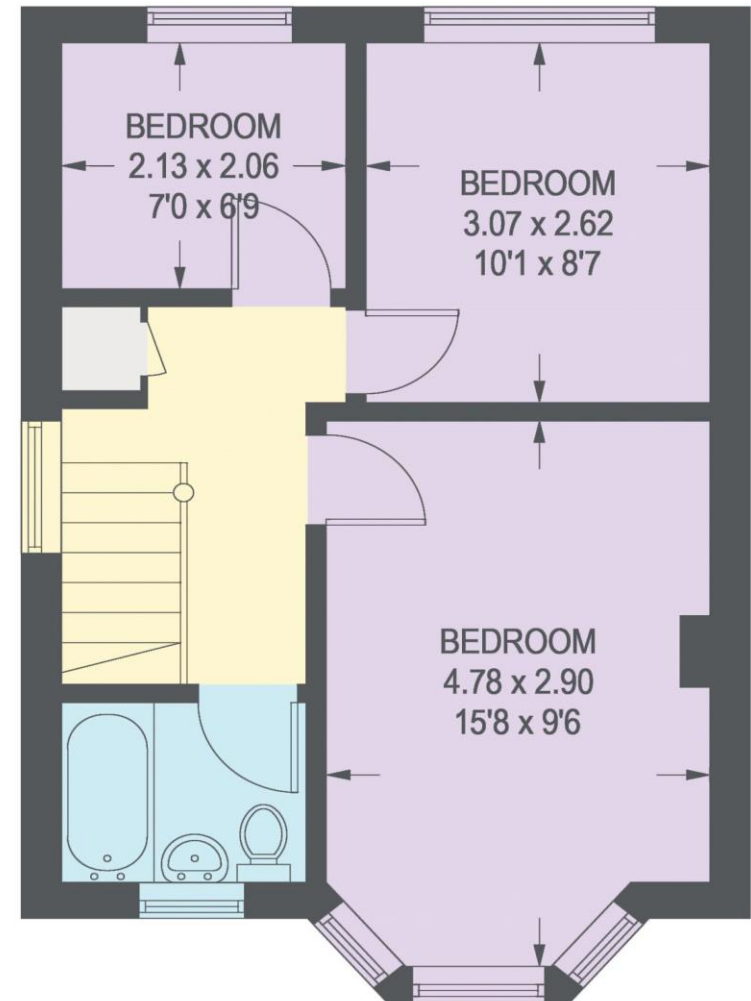


1 SWIFT ROAD

APPROXIMATE GROSS INTERNAL AREA = 84.3 SQ M / 907 SQ FT
(INCLUDING GARAGE)



GROUND FLOOR (INCLUDING GARAGE)
48.8 SQ M / 525 SQ FT



FIRST FLOOR
35.5 SQ M / 382 SQ FT

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



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