







17 Audrey Road

Richmond • Sheffield • S13 8DQ

Offers in the Region Of £150,000

Offering excellent potential to modernise, this 3-bedroom semi-detached home presents a fantastic opportunity to create a stylish and comfortable family property. Available with no onward chain. The ground floor comprises a bay-fronted living room and a rear dining/reception room overlooking the garden, perfect for entertaining or family life. The kitchen is fitted with a range of units, providing ample space for appliances, a useful pantry, and side access to the driveway. The floor-mounted boiler is conveniently located. Upstairs, there are two generous double bedrooms and a smaller third bedroom, ideal for a child's room or study, alongside a three-piece bathroom with matching tiled walls. Externally, the property benefits from a driveway, detached garage, and a rear garden featuring a hardstanding patio and raised lawn bordered by fencing and mature hedging. There is also potential to extend, subject to the necessary consents. Richmond is a well-regarded suburb of Sheffield, offering a blend of traditional and modern homes in a welcoming, community-focused environment. Local amenities include shops, cafes, schools, and parks, while excellent transport links provide easy access to Sheffield city centre and the M1 motorway. This makes Richmond an ideal location for families, professionals, and commuters alike.





- 3 Bedroom Semi Detached House
- Offering Excellent Potential to Modernise
- 2 Versatile Reception Rooms
- Scope to Extend - Subject to Consents
- Located in Suburb of Richmond, S13

- Ideal Location for Families, Professionals & Commuters
- Patio & Raised Lawn at Rear
- Driveway & Garage
- Lease 800 years from 1 July 1934
- Council Tax Band B, EPC TBC



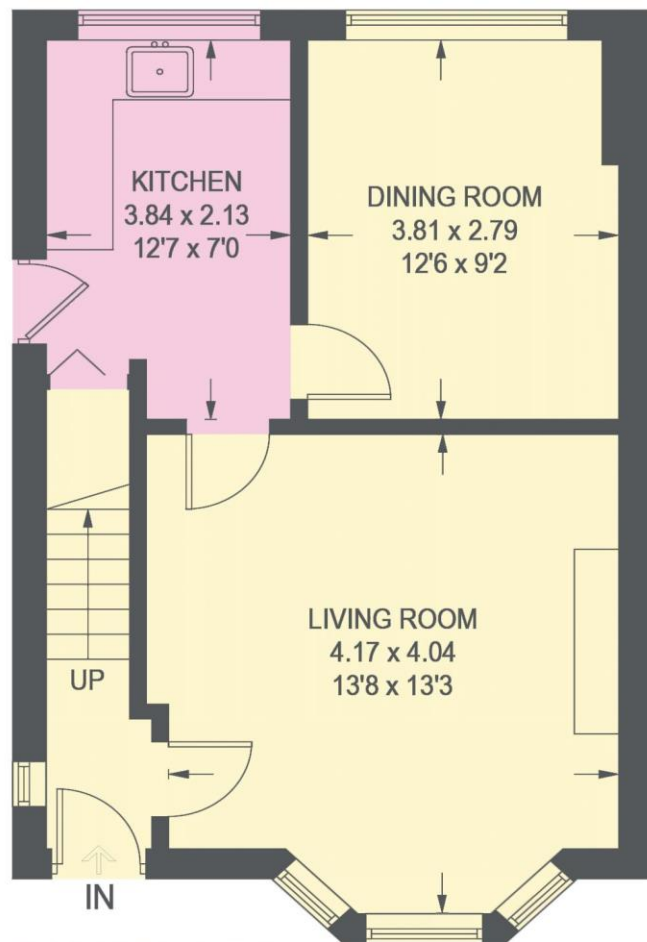


17 AUDREY ROAD

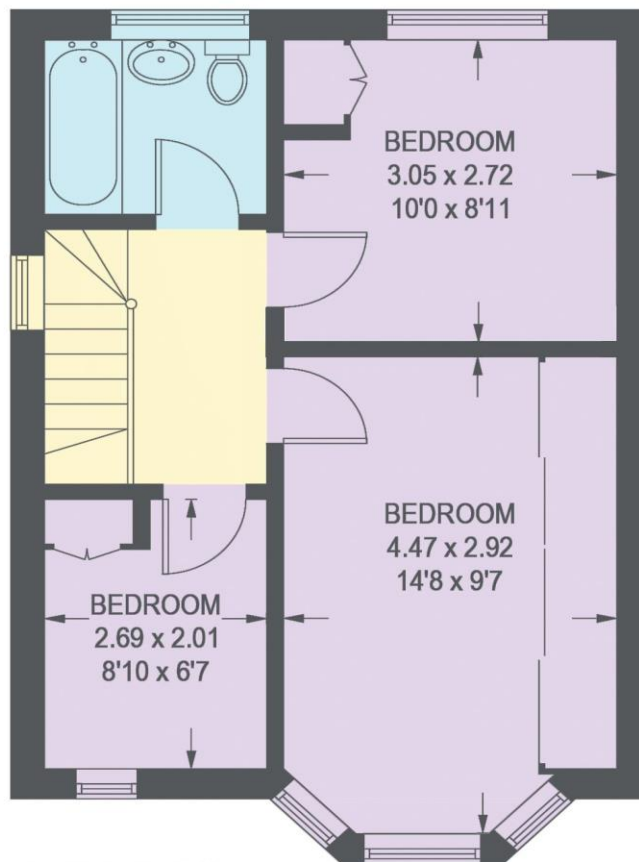
APPROXIMATE GROSS INTERNAL AREA = 82 SQ M / 883 SQ FT

GARAGE = 17.1 SQ M / 184 SQ FT

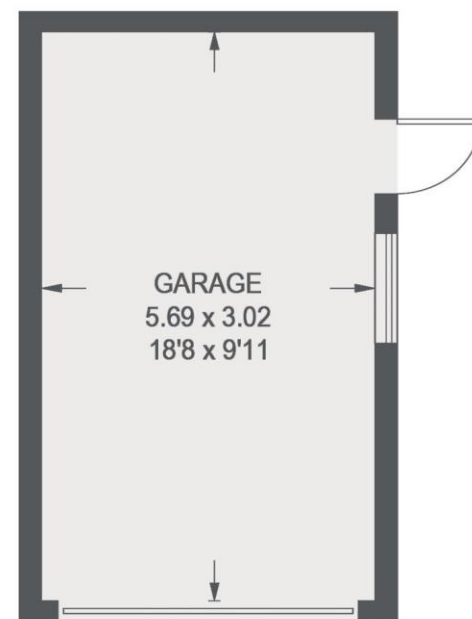
TOTAL = 99.1 SQ M / 1067 SQ FT



GROUND FLOOR
43.2 SQ M / 465 SQ FT



FIRST FLOOR
38.8 SQ M / 418 SQ FT



(NOT SHOWN IN ACTUAL
LOCATION / ORIENTATION)

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



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