



4 Lodge Hill Drive | Kiveton Park | Sheffield | S26 5RU

Guide Price £180,000 to £190,000

Bell & Co Estates are delighted to present to the market this beautifully renovated two-bedroom semi-detached home, perfectly positioned on a popular estate in Kiveton Park. This modern home is ideal for first-time buyers or anyone seeking a property that is fully ready to move into. The property briefly comprises a welcoming entrance hallway leading into the cosy, front-facing lounge, a warm and inviting space perfect for relaxation. The lounge opens seamlessly into the modern open-plan kitchen and dining area, offering plenty of worktop and cupboard space along with integrated appliances. From here, French doors lead into the bright conservatory, providing an excellent additional living area overlooking the rear garden. Upstairs features a stylish family bathroom fitted with a WC and wash basin, bath with over head shower and glass screen. Two good-sized bedrooms complete the first floor, both offering comfortable and versatile accommodation. Externally, the property benefits from a driveway providing off-road parking and a detached garage. The enclosed rear garden is mainly laid to lawn, complemented by a decking area ideal for outdoor dining and entertaining. This lovely home is move-in ready, making it a standout choice for those looking to settle quickly into a well-presented and conveniently located property. Situated close to a range of local amenities, reputable schools, and excellent transport links, the location is ideal for modern family living. Viewing is highly recommended to fully appreciate the space, quality, and potential this home has to offer.



4 LODGE HILL DRIVE

APPROXIMATE GROSS INTERNAL AREA = 69.2 SQ M / 744 SQ FT
GARAGE = 15.0 SQ M / 161 SQ FT
TOTAL = 84.2 SQ M / 905 SQ FT



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

Contact Details

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4 Lodge Hill Drive
Kiveton Park
SHEFFIELD
S26 5RU

Energy rating

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Valid until

29 August 2032

Certificate number

7609-3019-3208-2882-7200

Property type

Semi-detached house

Total floor area

68 square metres

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements