







9 Honeydew Way

Mosborough • Sheffield • S20 5FN

Guide Price £250,000 - £260,000

A stylish 3-bedroom semi-detached house located on a sought-after development in Mosborough, S20. The property benefits from double glazed windows, gas fired central heating, modern kitchen/dining room, 2 bathrooms plus downstairs WC, enclosed rear garden and off road parking. Beautifully presented throughout, viewing is highly recommended. The ground floor features a light and airy, neutrally presented lounge, complete with grey carpet and made to measure venetian blinds. The modern dining kitchen overlooks the rear garden and benefits from French doors creating a direct link. The kitchen is fitted with a range of contemporary gloss units, topped with marble effect worktops and integrated appliances include Zanussi oven, electric hob, fridge freezer, slimline dishwasher and washing machine. There is ample space for a dining table and ground floor WC. The first-floor features 2 well-presented bedrooms, the double is generous in size with pleasant garden outlook and storage. The family bathroom is equipped with a modern white suite and finished in stylish tiling. Stairs rise to the master bedroom on the second floor, featuring clean crisp walls, grey carpet, mirrored sliding door wardrobes and a fabulous ensuite shower room. Externally is a blocked paved driveway and enclosed rear garden, beautifully landscaped, designed with stones patios and partial lawn, bordered by fencing, creating a private outdoor space to relax or entertain. Mosborough Village is highly sought after and is popular with buyers of all ages, known for its excellent amenities on the High street, local schools and popular Mosborough Hall. There is a host of gastro style restaurants nearby and Crystal Peaks Shopping Centre and Drakehouse Retail Park offer further facilities. Excellent local walks through the Moss Valley and outdoor pursuits at Rother valley Country Park. Mosborough boasts excellent links to both the M1 Motorway networks and Sheffield City Centre.



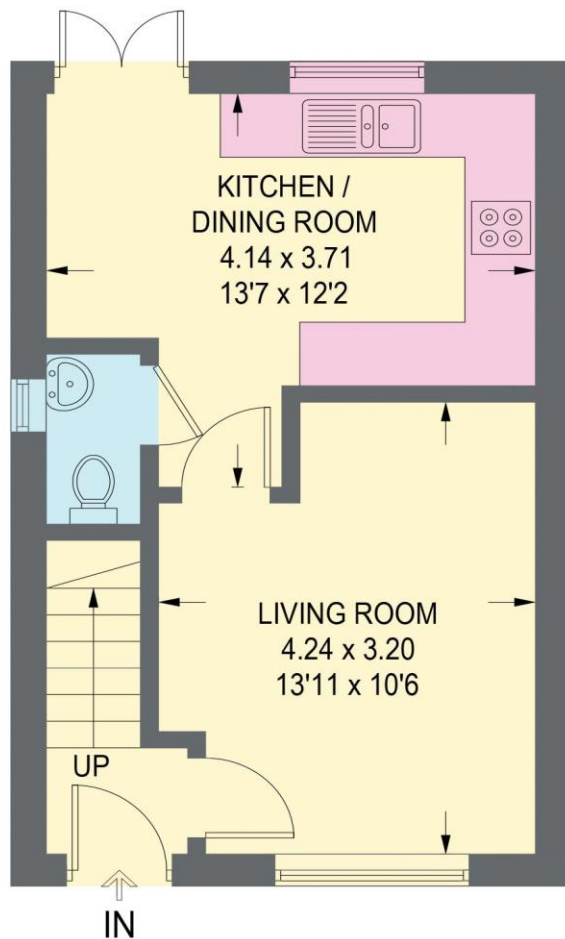


- Modern Brick Built Semi Detached House
- 3 Bedrooms & 2 Bathrooms
- Sought After Development
- Stylishly Presented Throughout
- Cul-de-Sac Location in Mosborough, S20
- Excellent Transport Links & Local Amenities
- Landscaped Rear Garden & Patio
- Driveway Creating Off Street Parking
- Freehold
- Council Tax Band C, EPC Rating B

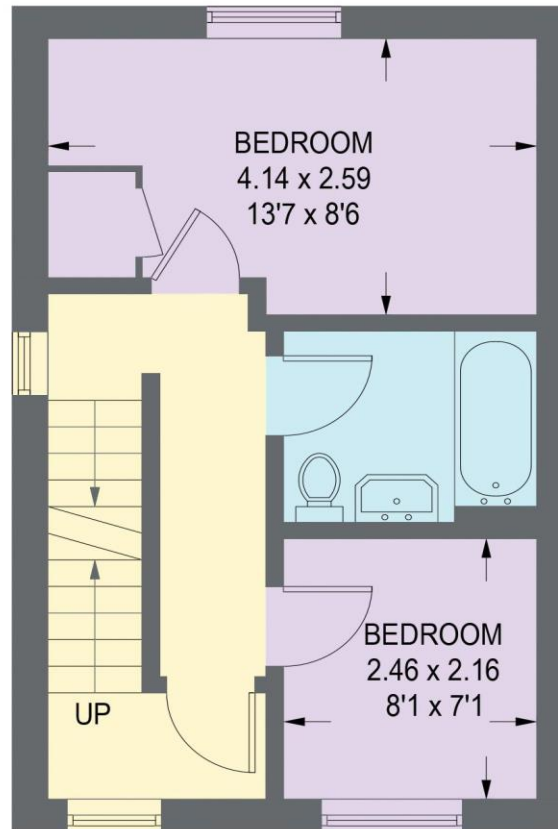


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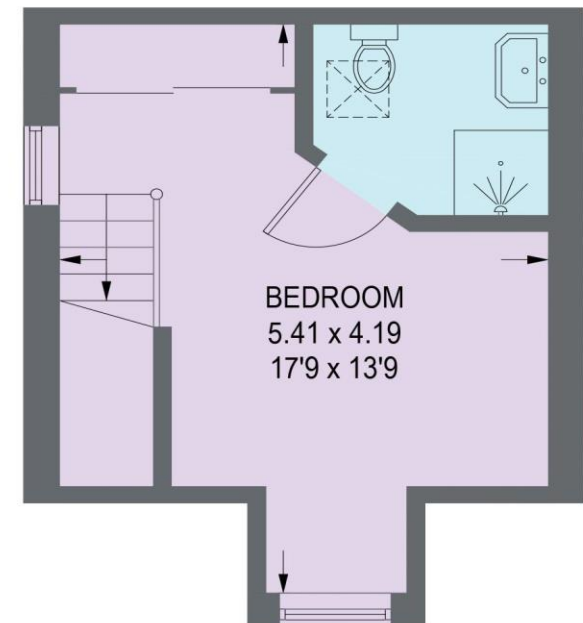
APPROXIMATE GROSS INTERNAL AREA = 78.9 SQ M / 850 SQ FT



GROUND FLOOR
30.0 SQ M / 323 SQ FT



FIRST FLOOR
29.7 SQ M / 320 SQ FT



SECOND FLOOR
19.2 SQ M / 207 SQ FT

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



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