



Rackford Road, North Anston Sheffield S25 4DE

welcome to

Rackford Road, North Anston Sheffield

It is a privilege to be the Agent offering this imposing FOUR/FIVE BEDROOM DETACHED RESIDENCE to the market.. Boasting spacious and versatile accommodation immaculately maintained by the present owners. The property stands within a generous plot with far reaching views to the rear.



Entrance Porch

Double glazed door opens into the porch featuring laminate flooring and further glazed door to hallway.

Inner Hallway

A most inviting hallway with spindled staircase rising to the first floor. Central heating radiator.

Lounge

21' 3" x 13' 3" (6.48m x 4.04m)

This elegant lounge/dining room is attractively decorated with the main focal point being the contemporary wall mounted electric fire. Front facing double glazed bow window whilst the rear double glazed patio doors provide an abundance of natural light to the room. Two central heating radiators.

Cloakroom

Comprises low flush YWCA, vanity hand basin, central heating radiator.

Kitchen

18' 4" x 10' 7" maximum (5.59m x 3.23m maximum)

Impressive dining kitchen featuring a range of cream shaker style base and wall units set above and below workshops with tiling to the surrounds. Inset sink with pillar mixer tap, integrated dishwasher, gas hob, oven and integrated fridge freezer. Rear facing double glazed patio doors in the dining area which open out to the garden.

Utility Room

9' 4" x 6' 3" (2.84m x 1.91m)

Having a continuation of the base and wall units, plumbing for washing machine and a one and a half stainless steel sink and drainer. Central heating radiator and double glazed window.

First Floor And Landing

The landing is of split level with bedrooms leading off to both sides. There is a useful walk in storage area.

Master Bedroom

15' 5" into doorway x 14' 6" into recess (4.70m into doorway x 4.42m into recess)

Main bedroom being front facing and features a range of built in wardrobes to one wall. Central heating radiator and double glazed window to the front elevation.

En-Suite

Wet room featuring an electric shower, low flush wc, corner hand wash basin, heated towel rail and complimented with full tiling to the walls. Double glazed window.

Bedroom Two

10' 9" x 12' 7" (3.28m x 3.84m)

Rear facing bedroom having a floor to ceiling wardrobes and matching drawer unit. Central heating radiator and double glazed window enjoying far reaching views.

Bedroom Three

11' 9" x 10' 7" into recess (3.58m x 3.23m into recess)

Third double bedroom having built in cupboards and central heating radiator. Double glazed window.

Bedroom Four

5' 6" x 9' 2" (1.68m x 2.79m)

Single bedroom or ideal as a nursery with radiator and double glazed window to the front elevation.

Bedroom Five/Study

12' 6" x 9' 5" excluding recess (3.81m x 2.87m excluding recess)

Spacious study or fifth bedroom being rear facing enjoying open views. Central heating radiator.

Family Bathroom

Generous bathroom with shower enclosure, bath, low flush WC, and central heating radiator. The bathroom is complimented with partial tiling to the walls. Double glazed window.

Outside And Gardens

The property stands prominently with electronically

controlled gates giving access to the front allowing parking for several cars. The rear of the house has an extensive garden which is predominantly laid to lawn with planted borders and is not overlooked. Fabulous views from the garden which also features a paved patio area for garden furniture.

Brick Outbuildings

Ideal for storage purposes, both with power and lighting and one with water supply.

Additional Information

Previous planning application has been approved for a garage conversion and extension. Further details available from the Vendor.



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welcome to

Rackford Road, North Anston Sheffield

- SUPERB FOUR/FIVE BEDROOM TRADITIONAL DETACHED HOUSE
- Enjoying a generous plot with panoramic views to the rear
- Impeccably maintained with spacious accommodation throughout
- Ample parking with tandem style garage
- council tax band F

Tenure: Freehold EPC Rating: D

£495,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
DGT106971 - 0006

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