









welcome to

Wales Road, Kiveton Park Sheffield

PRICED TO SELL!!This three bedroom detached property offers great potential but requires upgrading. Having no upward chain and would be suited to the property developer/investor.

Lounge

18' 1" Into bay window \times 10' 11" To side of chimney breast (5.51m Into bay window \times 3.33m To side of chimney breast)

Spacious lounge with understairs storage cupboard. Front facing double glazed bay window and central heating radiator.

Dining Room

12' 1" x 7' 9" (3.68m x 2.36m)

Rear facing double glazed window and central heating radiator.

Kitchen

12' x 6' (3.66m x 1.83m)

Fitted kitchen with a range of wood effect wall and base units set above and below worksurfaces incorporating stainless steel one and a half bowl sink and drainer. Having space for cooker, fridge freezer and plumbing for washing machine. Rear facing double glazed window and rear facing UPVC door.

Stairs And Landing

Stairs rising to first floor with side facing single glazed window and access to loft space. Cupboard housing boiler.

Bedroom One

16' 5" x 7' 10" (5.00m x 2.39m)

Rear facing double glazed window and central heating radiator.

Bedroom Two

12' 4" x 7' 10" (3.76m x 2.39m)

Front facing double glazed window and central heating radiator.

Bedroom Three

6' 5" x 6' 1" (1.96m x 1.85m)

Front facing double glazed window and central heating radiator.

Bathroom

Three piece suite comprising low flush WC, pedestal wash hand basin and paneled bath with mixer shower to taps. Partial tiling to walls and vinyl flooring. Side and rear facing single glazed window and central heating radiator.

Outside Space

Lawned garden to the front. Low maintenance rear garden with astro turf and pebbled boarders.









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Wales Road, Kiveton Park Sheffield

- THREE BEDROOM DETACHED PROPERTY
- REQUIRING UPGRADING
- IDEAL INVESTMENT PURCHASE
- GREAT LOCATION AND FOR SALE WITH NO CHAIN
- COUNCIL TAX BAND B

Tenure: Freehold EPC Rating: C

£120,000







Wales Medical Practice

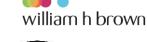
Map data ©2024

Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/DGT106926



Property Ref: DGT106926 - 0007 1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.





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