



Birkdale Avenue, Dinnington Sheffield S25 2SX

welcome to

Birkdale Avenue, Dinnington Sheffield

READY TO MOVE STRAIGHT IN! THREE bedroom DETACHED property with ENCLOSED REAR GARDEN and ATTACHED GARAGE. Close to local AMENITIES together with SCHOOLS and TRANSPORT LINKS. ***PRICE - £240,000***



Entrance Hallway

Front facing double glazed UPVC door, vinyl flooring and central heating radiator.

Lounge

14' 7" x 12' 2" (4.45m x 3.71m)

Carpet flooring, front facing double glazed window, electric fire and central heating radiator.

Kitchen

10' x 18' 9" (3.05m x 5.71m)

Fitted shaker units set above and below worksurfaces incorporating breakfast bar, 1 & 1/2 inset sink, built in double electric oven, gas hob, built in dishwasher and built in washing machine. Space for fridge freezer, storage cupboard built in and spotlights to the ceiling. Rear facing double glazed window, rear facing double glazed patio doors, side facing double glazed UPVC entrance door and central heating radiator.

Stairs And Landing

Carpet flooring, side facing double glazed window, airing cupboard with combi boiler, central heating radiator and access to the loft.

Bedroom One

12' 4" x 12' 3" (3.76m x 3.73m)

Carpet flooring, front facing double glazed window, central heating radiator and fitted wardrobes.

Bedroom Two

9' 6" x 12' 6" (2.90m x 3.81m)

Carpet flooring, rear facing double glazed window and central heating radiator.

Bedroom Three

7' 3" x 9' 5" (2.21m x 2.87m)

Carpet flooring, front facing double glazed window and central heating radiator.

Bathroom

Four piece suite comprising tiled bath, rainfall shower cubicle, low flush WC and vanity wash hand basin. Tiled flooring, full wall tiling, heated towel rail, two rear facing double glazed windows and spotlights to the ceiling. Four piece suite comprising tiled bath, rainfall shower cubicle, low flush WC and vanity wash hand basin. Tiled flooring, full wall tiling, heated towel rail, two rear facing double glazed windows and spotlights to the ceiling.

Exterior

To the front of the property is a block paved driveway for several cars and a lawned garden. To the rear of the property is a patio seating area and an enclosed lawned garden with mature trees, bushes and plants in borders.

Garage

Attached garage with manual roller door.



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welcome to

Awaiting Photograph

Birkdale Avenue, Dinnington Sheffield

- THREE BEDROOM DETACHED FAMILY HOME
- GARAGE AND OFF ROAD PARKING
- WELL MAINTAINED AND ATTRACTIVELY DECORATED THROUGHOUT
- CONVENIENT FOR SCHOOLS, AMENITIES AND TRANSPORT LINKS
- COUNCIL TAX BAND C

Tenure: Freehold EPC Rating: Awaited

£240,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
DGT107045 - 0004

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