



Brook Meadow Road | Shelfield | WS4 1TL

£1,400 PCM

 **Webbs**
estate agents

Summary

Webbs are delighted to present to let this spacious and well-presented four-bedroom detached family home, ideally situated in a desirable residential estate in Sheffield. Offering generous living accommodation throughout, this property is perfect for families seeking comfort, space, and convenience.

Upon entering, you are welcomed by a bright entrance hall leading to two well-proportioned reception rooms – ideal for use as a lounge and a formal dining room or home office. The modern kitchen provides ample storage and workspace, complemented by a separate utility room and a convenient downstairs WC.

Upstairs, the property boasts four double bedrooms, including a spacious master bedroom with its own en-suite shower room. A contemporary family bathroom serves the remaining bedrooms.

Externally, the home benefits from a garage and driveway, providing off-road parking. To the rear is a beautifully maintained garden, perfect for relaxing or entertaining in the warmer months.

Key Features

Rooms and Dimensions

PROPERTY DETAILS:

- Hallway**
13'10" x 5'11" (4.24 x 1.82)
- Lounge**
16'7" x 11'0" (5.07 x 3.36)
- Dining Room**
9'11" x 9'6" (3.03 x 2.90)
- Kitchen**
9'5" x 10'8" (2.89 x 3.26)
- Utility**
6'3" x 4'11" (1.92 x 1.51)
- WC**
2'11" x 4'11" (0.90 x 1.51)
- Garage**
17'3" x 7'9" (5.26 x 2.38)

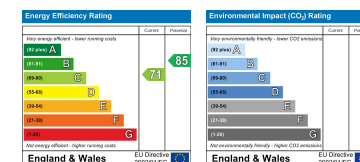
- Landing**
4'5" x 11'3" (1.35 x 3.44)
- Bedroom 1**
11'1" x 12'3" (3.40 x 3.75)
- En-suite**
5'8" x 5'1" (1.73 x 1.55)
- Bathroom**
6'2" x 5'6" (1.89 x 1.69)
- Bedroom 2**
19'5" x 7'3" (5.92 x 2.23)
- Bedroom 3**
7'8" x 15'5" (2.34 x 4.70)
- Bedroom 4**
9'6" x 10'4" (2.90 x 3.15)
- Please Note**







Webbs Estate Agents - endeavour to maintain accurate depictions of properties in Virtual Tours, Floor Plans and descriptions, however, these are intended only as a guide and purchasers must satisfy themselves by personal inspection.



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