



Spencer.

85, Slinn Street, Crookes, S10 1NY

Buy —

a fabulous extended three bedroomed house in Crookes with en-suite and large reception rooms

— from *Spencer.*

- Large extended three bedroomed semi-detached house in Crookes
- Side double storey extension creating excellent proportions
- Two living rooms and large dining kitchen with brand new units and appliances
- Access to the rear garden from the dining kitchen which is fully enclosed
- Garden paved with excellent privacy to the rear, drive to the front
- Extended first floor with large bathroom
- En-suite shower room to bedroom two
- EPC rating
- Excellent school catchment - perfect family home
- Lovely road with parking on street and excellent access to Crookes



Offers Around

**£385,000**

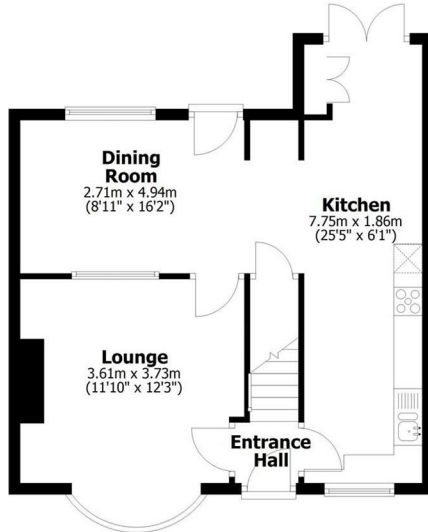




# Floorplan

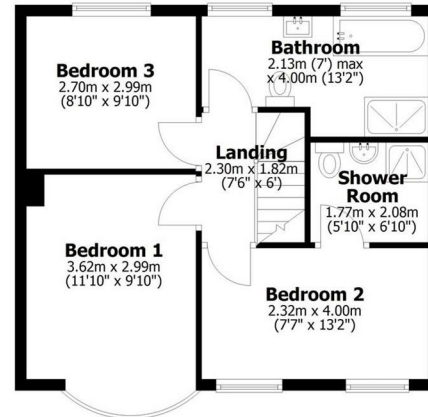
## Ground Floor

Approx. 45.6 sq. metres (490.9 sq. feet)



## First Floor

Approx. 45.9 sq. metres (493.6 sq. feet)



Total area: approx. 91.5 sq. metres (984.5 sq. feet)

All measurements are approximate  
Yorkshire EPC & Floor Plans Ltd  
Plan produced using PlanUp.

# Spencer.

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Viewing: Via the Agents

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