

Crucible

Homes



Church Street
Oughtibridge, S35 0FW

Guide Price
£245,000

Overview

Original Features

Two Bedroom End Cottage Style Property

Sought After Location

Unique Layout

Rear & Front Enclosed Garden

EPC - E



Description

SUMMARY Crucible Homes welcomes this Stone built TWO bed end COTTAGE style property, steeped in character and unique layout. The property has been extended keeping in with the original stonework and is set over four floors, creating a spacious accommodation throughout.

The layout of the property comprises of; welcoming lounge with exposed beams, attractive stone fireplace with an open fire. Breakfasting kitchen which in turn leads to the garden room currently used as the dining area. To the first floor is a well portioned double bedroom which looks out the front to property, spacious family bathroom with separate shower cubicle. Additional space which is currently used as a dressing area, with stairs leading to the master attic room which has several Velux windows allows an abundance of light. From the breakfasting kitchen there are stairs which leads you down to the cellar space which provides a utility room and additional room currently used as an office. The cellar space benefits from having two UPVC doors which lead you to the rear and side gardens.

Externally to the front is a large enclosed garden which is mainly laid to lawn with gated access. To the side and rear is a paved and laid to lawn area, along with having access to the garden room.





TOTAL FLOOR AREA: 841 sq.ft. (78.1 sq.m.) approx.
 Whilst every attempt has been made to ensure the accuracy of the description contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for indicative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Score	Energy rating	Current	Potential
92+	A		
81-91	B		85 B
69-80	C		
55-68	D		
39-54	E	52 E	
21-38	F		
1-20	G		

Oughtibridge is a residential village which has an abundance of history which dates back to the 12th century, standing approximately 5 miles from Sheffield city center so ideal for any commuters travelling for work. The village also benefits from having link road through to Manchester via Stocksbridge, along with good transport links via bus. There is also local amenities close by which includes Public Houses, shops plus much more.

This is a property that requires a viewing to appreciate what is on offer, along with experiencing the uniqueness of the house.

AGENCY NOTE EPC Rating - E

Council Tax Band - B

