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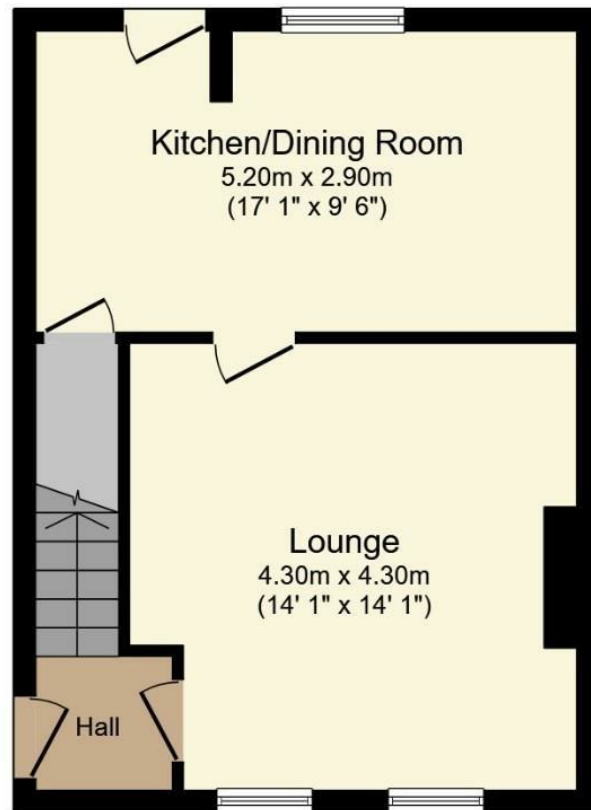
6 Fairthorn Road, Firth Park, Sheffield, S5 6LX

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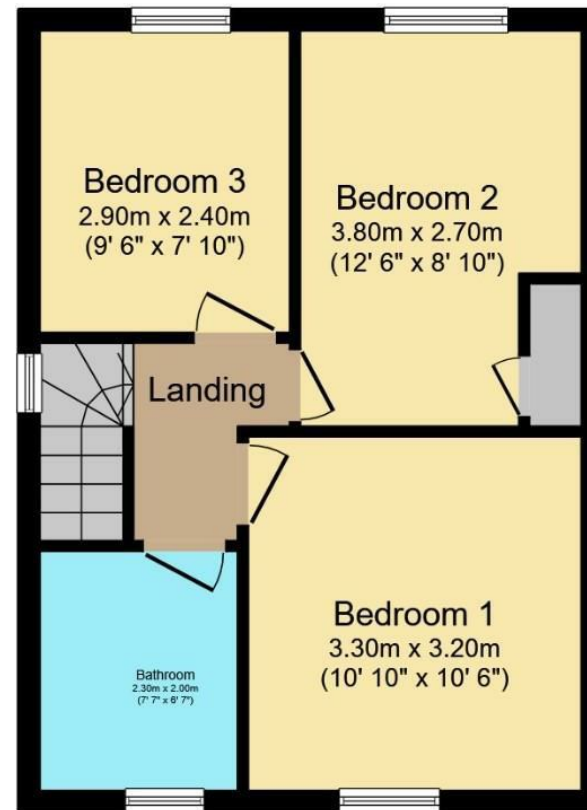
Asking Price £140,000

Hunters Hillsborough are delighted to present a spacious three bedroom end terrace home ideally placed for all the amenities Firth Park centre has to offer. Ideal for a first time buyer or an investor, viewing is highly recommended. Entry to the property via a side door leading into the inner lobby with stairs rising to the first floor and access to ground floor rooms. The lounge is a welcoming bright room with two windows overlooking the front of the property. A door leads through to the kitchen diner with a good range of wall and base units. Integrated electric oven and a gas hob, space for all usual free standing appliances. The diner has a handy under the stairs storage cupboard and a door out to the rear garden. Upstairs are three generous size bedrooms and the family bathroom with a white three piece suite comprising bath, shower over bath, W/C and sink basin. Outside the property enjoys a low maintenance front garden with privacy hedge. Access at the side of the house via a secure gate to the delightful sun soaked garden with a lawn, garden path and a concrete patio area.

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Ground Floor



First Floor

Total floor area 75.9 sq.m. (817 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s).

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Local Area

Firth Park offers excellent transport links around Sheffield including the Northern General Hospital, Meadowhall and the City centre. Firth Park shopping quadrant has an array of different retailers and there is local parkland and schools nearby.

General Remarks

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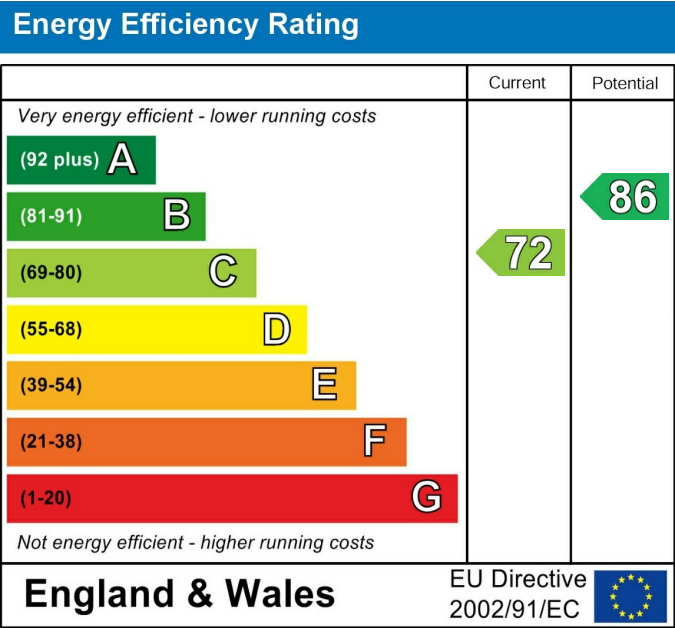
TENURE The property is Freehold

RATING ASSESSMENT We are advised by the Local Authority that the property is assessed for Council Tax Band A.

Vacant possession upon completion and all fixtures and fittings mentioned in the above particulars are to be included in the sale.

MORTGAGE FACILITIES We should be pleased to advise you in obtaining the best type of Mortgage to suit your individual requirements.

YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOANS SECURED ON IT



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.





