

# HUNTERS®

HERE TO GET *you* THERE

**92 Alexandra Road, Sheffield, S2 3EG**

**Asking Price £235,000**

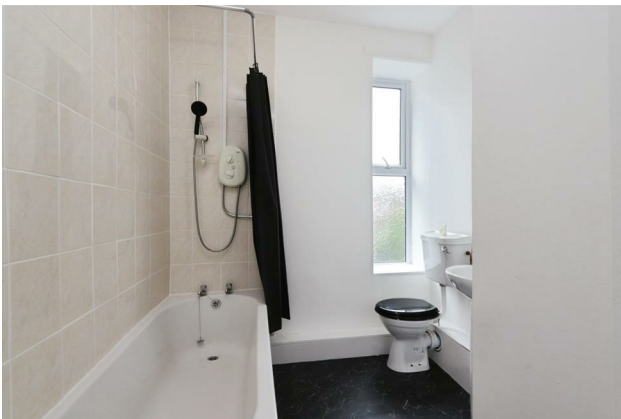
**Property Images**



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## Property Images





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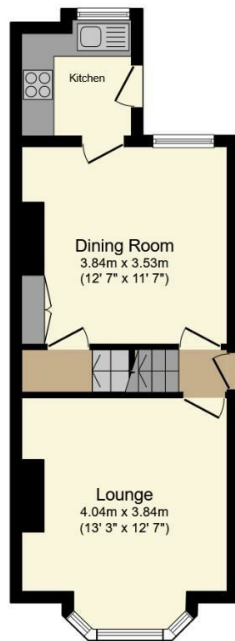
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## Property Images



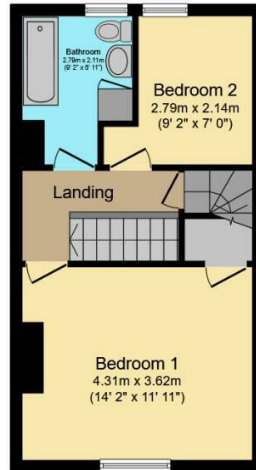
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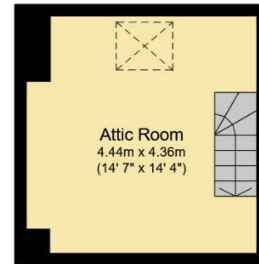
**Ground Floor**

Floor area 37.9 sq.m. (408 sq.ft.)



**First Floor**

Floor area 35.8 sq.m. (386 sq.ft.)



**Second Floor**

Floor area 19.1 sq.m. (206 sq.ft.)

**Total floor area: 92.8 sq.m. (999 sq.ft.)**

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 orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.Propertybox.io](http://www.Propertybox.io)

## EPC

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		<b>77</b>
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>	<b>51</b>	
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

## Map



## Details

Type: House - Mid Terrace Beds: 3 Bathrooms: 1 Reception: 2 Tenure: Freehold

## Summary

Presenting an immaculate presented terraced house, offering an opportunity for a first-time buyer or family in a sought-after urban location. This property is ideally positioned to take advantage of excellent public transport links and tranquil nearby parks, perfect for those seeking convenience

Have three bedrooms of which two are doubles, this home provides ample room for family living or entertaining guests. The two dedicated reception rooms offer versatile spaces; the first reception room is accentuated by a front facing bay windows, allowing an abundance of natural light to flood the space. The second reception room to the rear provides a garden view with access to the cellar, ideal for relaxation or alfresco entertaining.

The house features a off shot kitchen with a range of units and has direct access to the rear garden. The finish is consistent throughout, reflecting a property that has been maintained to the very highest standard. the bathroom is well appointed with a white 3 piece suite

To the rear is a larger than average garden, offering entertaining potential, as well as a delightful space for gardening enthusiasts or children to play.

The combination of immaculate interiors, unique garden space, and urban location ensures this outstanding terraced house will appeal to discerning buyers seeking comfort, convenience, and style. Early viewing is highly recommended.

## Features

- No Onward Chain • Stone Built Mid Terrace property • Three bedrooms • Two reception rooms and off shot kitchen • Refubished throughoy • Newly decorated throughout • Larger than average rear garden • Conveniently located