

21, Aldred Road, Sheffield, S10 1PD

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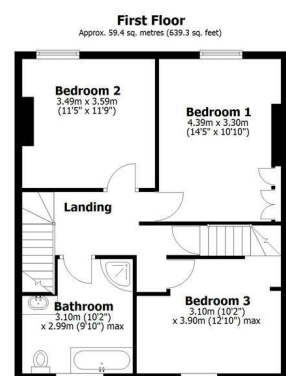
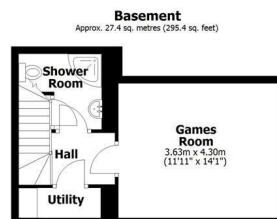
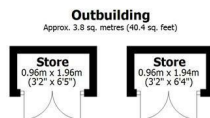
Description

This gorgeous, stone built period property offers 2030 square feet of well presented accommodation laid out over four floors. The smart basement conversion has provided a great balance to this home and offers residents huge versatility in the way it can be used. Perfect as a guest suite or perhaps as a fifth bedroom or even providing the space for those who now spend some time working from home. It would also make a great reception room if preferred and comes with an additional shower room and a utility, all with under floor heating. The typically generous proportions from the Victorian era, alongside its south facing aspect give this lovely home a real sense of light and space throughout and there are modern fixtures and fittings in all the right places, blending in with period features such as the fireplace in the open plan kitchen/diner. Externally there is a block paved driveway at the front, providing off road parking for at least one car and the potential for an EV point, if required. To the rear there is a pretty, low maintenance, south facing garden that includes a stone flagged terrace and lawn and, due to the lie of the land, an interesting urban view, over rooftops, down the valley towards town. Crookes has seen something of a Renaissance in recent years, there have been a number of independent bars, restaurants and cafes popping up to attract visitors throughout the weekend and make it one of the up and coming areas of the city. The neighbourhood is also conveniently placed for accessing the main city hospitals and universities which are found a short walk or drive away and the beautiful surrounding countryside is readily accessed via the Bolehills Park.

- Four good double bedroom on the first and second floor.
- Basement conversion providing a fifth bedroom/home office or second lounge area alongside a further shower room and a utility room.
- Lovely, open plan dining kitchen with timber flooring, a pretty fireplace and a smart Shaker style kitchen.
- Sitting room with a multi fuel stove and timber flooring.
- Welcoming reception hall.
- Large family bathroom with separate shower enclosure.
- Block paved off road parking for one car and a secure, gated storage unit to the side of the house.
- Low maintenance, south facing rear garden with stone flagged terrace and lawn.
- Freehold and council tax band D.
- Gas central heating (under floor in the basement conversion) and fully double glazed producing an EPC rating D60.



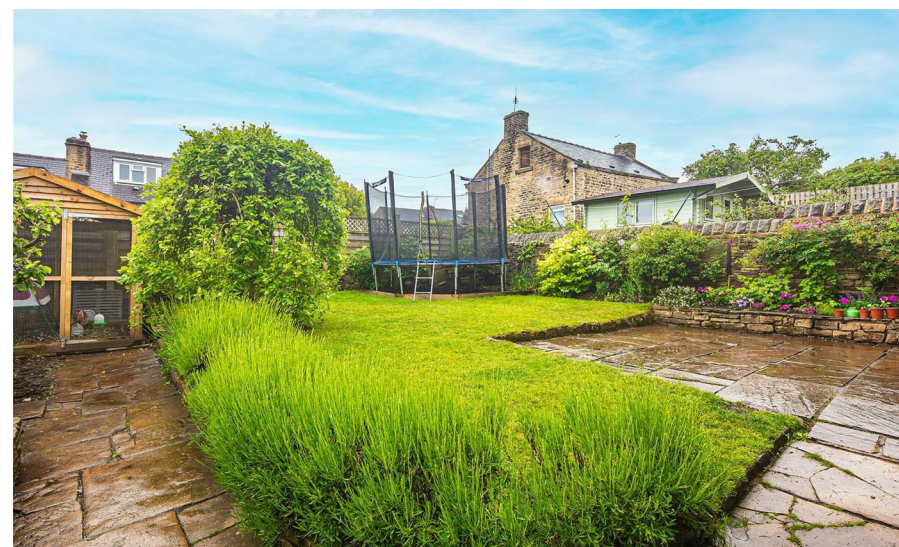
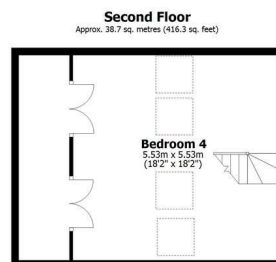




Total area: approx. 188.7 sq. metres (2030.7 sq. feet)

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

21 Aldred Road



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