



8 Barnfield Close, Sheffield, S10 5TF

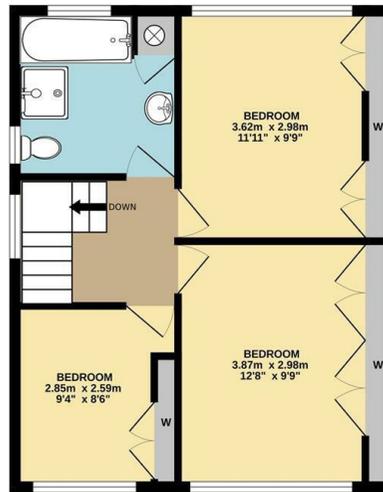
Offers Over £350,000

- No onward chain
- Two double bedrooms and one single bedroom
- Within catchment area for highly regarded schools
- Long leasehold
- Off street parking and a garage
- South facing rear garden
- Short walk to local shops, cafes and restaurants
- Two reception rooms
- Quiet cul-de-sac
- In need of modernisation

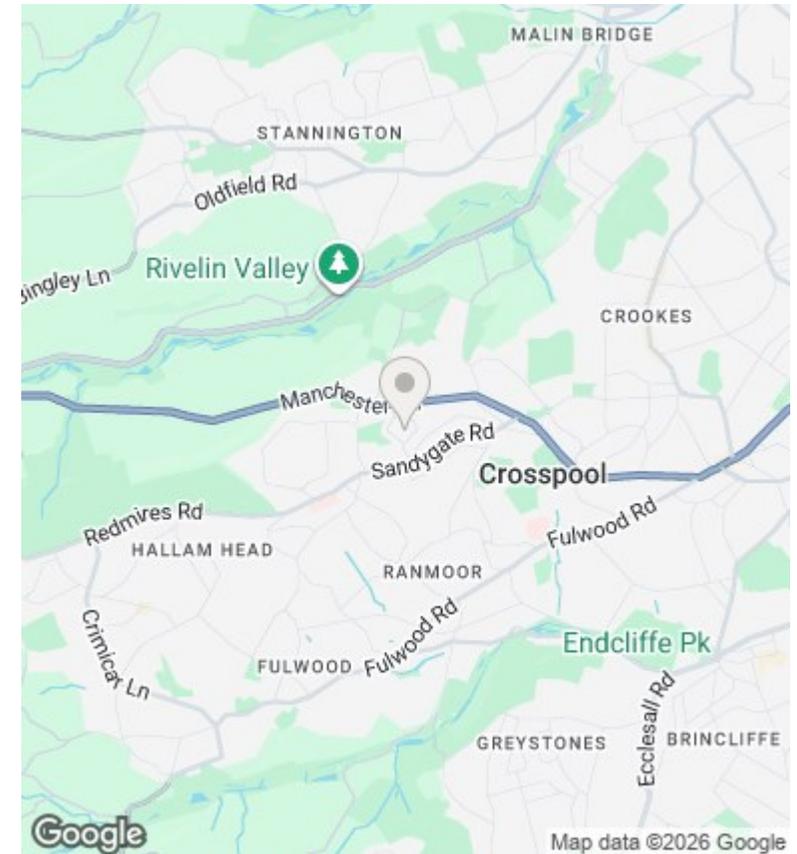
GROUND FLOOR
57.6 sq.m. (619 sq.ft.) approx.



1ST FLOOR
44.7 sq.m. (482 sq.ft.) approx.



TOTAL FLOOR AREA : 102.3 sq.m. (1101 sq.ft.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only
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Directions

Viewings

Viewings by arrangement only. Call 01142 687777 to make an appointment.

Council Tax Band

C

EPC Rating:

E

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			71
(55-68) D			
(39-54) E		46	
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	