



316 School Road, Crookes, Sheffield, S10 1GR

Saxton Mee

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Crookes

Guide Price

£300,000

Guide Price £300,000 to £325,000

A superbly spacious four-bedroom family home, arranged over four floors and ideally situated in the heart of the ever-popular suburb of Crookes. Offering generous and versatile accommodation, a low-maintenance rear garden and immediate vacant possession with no onward chain, this is an excellent opportunity for families looking for a home with plenty of room to grow.

Positioned near the top of School Road, the property is conveniently placed for the excellent range of local shops, cafés, bakeries and restaurants, as well as well-regarded local schools, parks and regular bus services into Sheffield city centre.

The accommodation includes a bright and welcoming bay-fronted living room, a separate dining room opening through to a well-fitted off-shot kitchen, and a generous double bedroom on the lower ground floor with an en-suite WC and wash basin. The first floor provides a further double bedroom, a family bathroom with a full suite and a separate shower room, while the second floor offers two additional double bedrooms.

Outside, there is a forecourt to the front, while the rear garden provides an attractive and easy-to-maintain space with a patio area, artificial lawn and new fencing. Ideal for family barbecues, entertaining friends or simply enjoying some outdoor space without the upkeep of a larger garden.

Crookes is a highly sought-after Sheffield suburb, popular for its strong community feel, excellent local amenities and access to green spaces, including the nearby Bolehills. The universities, hospitals and city centre are also readily accessible, making this a fantastic location for family life.

Offered for sale with no onward chain and immediate vacant possession, this spacious home is ready for its next owners to move in and make it their own.



- Towards The Top Of School Road Close To Excellent Amenities Of Crookes
- Well Placed For Sheffield Universities And Hospitals
- Four Generous Double Bedroomed Villa Terrace
- Bright Bay-Fronted Living Room And Separate Dining Room
- Bathroom With Full Suite And Shower Room With Full Suite
- Well-Fitted Off-Shot Kitchen
- Attractive, Low-Maintenance Rear Garden With New Garden Fence, Patio And Artificial Lawn
- For Sale With Immediate Vacant Possession And No Chain
- Leasehold 800 Years From 25 December 1896
- Viewing Via Saxton Mee Banner Cross





While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point, which is of particular importance to you, please contact the relevant office. The Agents have not tested any apparatus, equipment, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification. Please note all the measurement details are approximate and should not be relied upon as exact. All plans, floor plans and maps are for guidance purposes only and are not to scale. Under no circumstances should they be relied upon as exact or for use in planning carpets and other such fixtures, fittings or furnishings. YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOAN SECURED ON IT. 'A Life Assurance policy may be requested.' 'Written Quotations of credit terms available on request.'

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