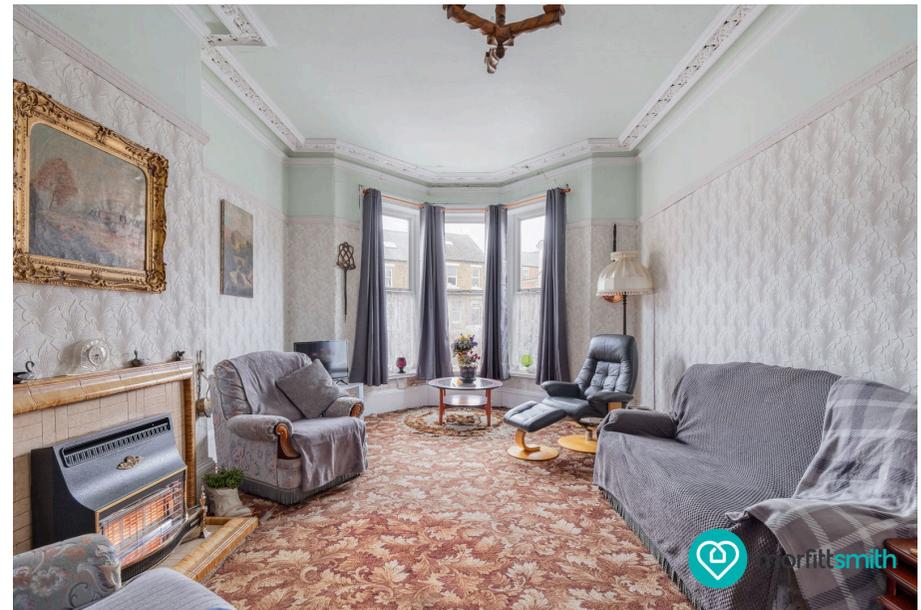
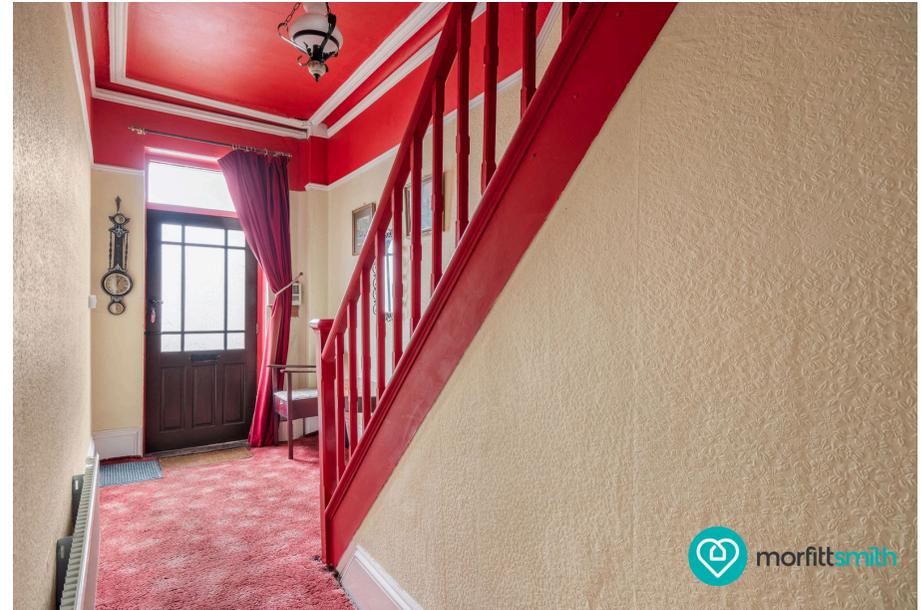
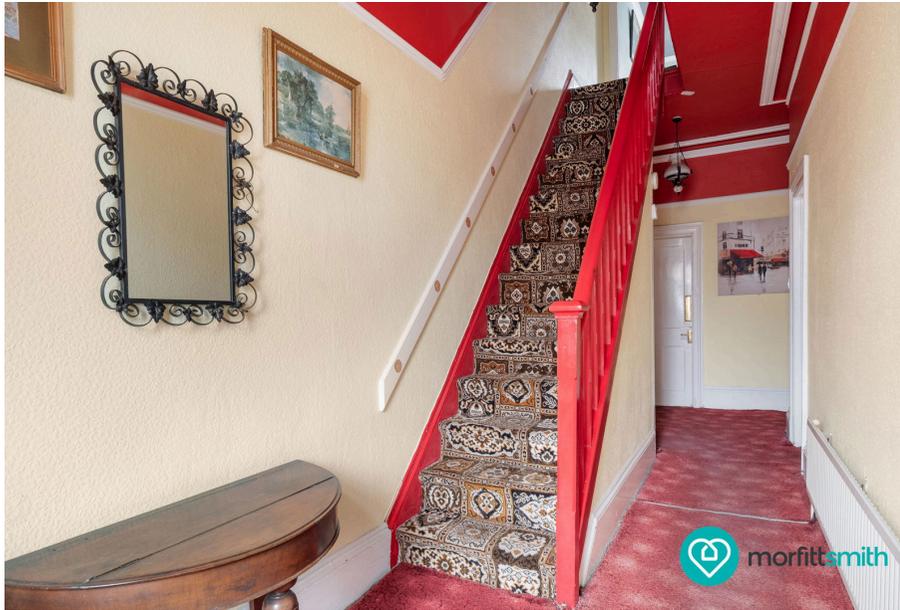




# Newbould Lane, Broomhill, Sheffield, S10 2PL

Offers In Region Of £450,000

5 1 2



A substantial five bedroom terrace property requiring full modernisation, offering excellent potential and positioned within the highly sought-after area of Broomhill.

Offered to the market with no onward chain, this impressive period home provides generous accommodation across four levels, making it an exciting opportunity for buyers looking to create a superb long-term family home in one of Sheffield's most desirable locations.

The property retains a number of attractive original features, including the original staircase and handrail, alongside tall ceilings, coving and well-proportioned rooms which give a real sense of space and character throughout.

The ground floor includes a welcoming entrance hall, a large bay-fronted living room, a separate dining room, a kitchen and a conservatory to the rear. Below, the cellar level provides useful additional storage and further potential, subject to any necessary consents.

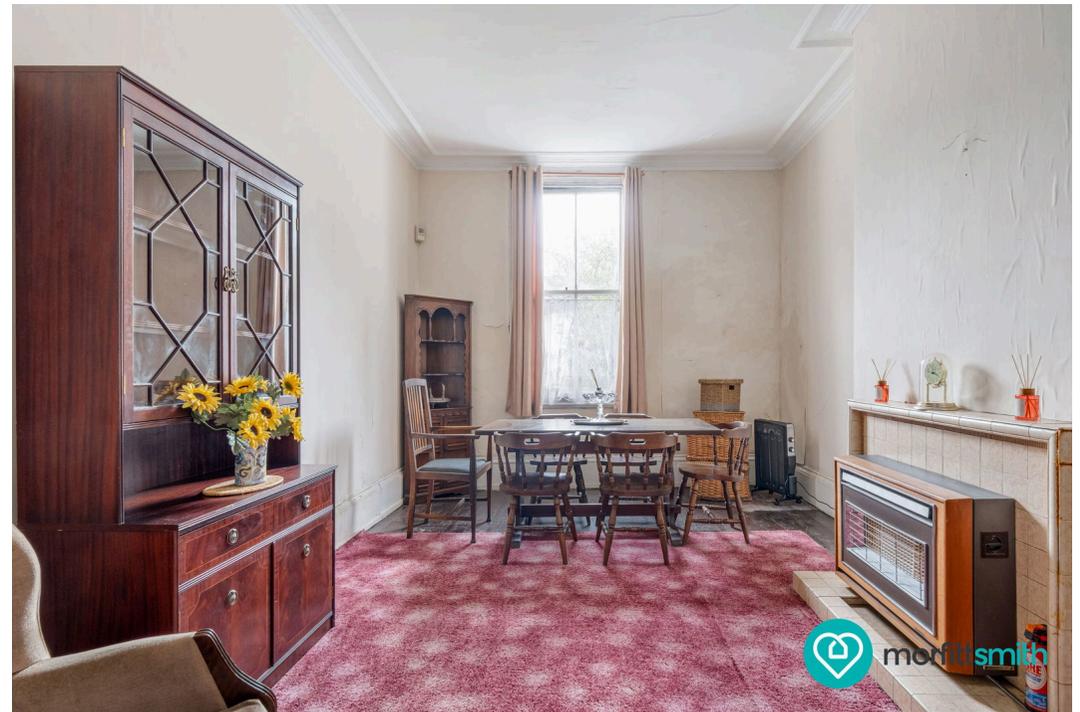
To the first floor are three bedrooms and a family bathroom, while the second floor provides a further two bedrooms, creating flexible and spacious accommodation across the upper levels.

While the property requires a full scheme of renovation, it presents a rare opportunity to restore and enhance a substantial home in a prime residential setting.

Externally, there is off-road parking to the rear, adding valuable practicality in this location.

Newbould Lane is ideally positioned within Broomhill, well known for its vibrant atmosphere, excellent amenities, cafés and convenient access to the universities, hospitals and Sheffield city centre. The area is also particularly well regarded for its good local schools, adding further appeal for family buyers.

Offered on a leasehold basis, early viewing is recommended to appreciate the size, character and potential on offer.



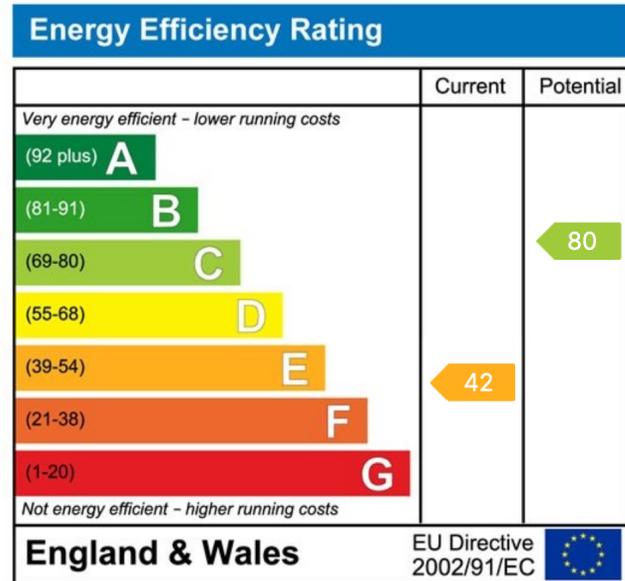


TOTAL FLOOR AREA : 2305 sq.ft. (214.2 sq.m.) approx.

This floor plan is for illustrative purposes only. All measurements and layouts are approximations and do not necessarily capture the precise specifications of the property. No responsibility is taken for any error, omission, or misstatement. We always recommend viewing in person to confirm the exact floor plan of a property. Made with Metropix.



- Full renovation project
- No onward chain
- Off road Parking
- Five bedroom terrace property
- Highly sought-after Broomhill location
- Generous accommodation over multiple floors
- Retains original features and high ceilings
- Cellar providing additional storage/potential
- Excellent investment or family home opportunity
- Close to universities, hospitals and amenities



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