



3 Oswestry Road, Sheffield Lane Top, Sheffield, South Yorkshire, S6 7UE Offers In The Region Of £235,000

- Semi Detached House
- Beautifully Presented Accommodation
- Luxurious Bathroom
- GCH
- Off Road Parking
- Three Bedrooms
- Stylish Kitchen Diner
- uPVC Double Glazing
- Solar Panels and Electric Vehicle Charging Point
- Popular And Convenient Location

3 Oswestry Road, Sheffield S5 7UF

Nestled on the charming Oswestry Road in the desirable area of Sheffield Lane Top, this delightful semi-detached house offers a perfect blend of comfort and convenience. Spanning an inviting 850 square feet, the property features three well-proportioned bedrooms, making it an ideal home for families or those seeking extra space.

Upon entering, you are welcomed into a spacious reception room that provides a warm and inviting atmosphere, perfect for both relaxation and entertaining guests. The layout of the home is thoughtfully designed, ensuring a practical flow throughout. The property also boasts a stylish kitchen diner which is well presented and benefits from all 'mod cons'. There is also a well-appointed bathroom, catering to all your daily needs.

Outside, you will find parking and an electric charging point adding to the convenience of this lovely residence. The surrounding area is known for its community spirit and accessibility to local amenities, making it a wonderful place to call home.

This semi-detached house on Oswestry Road presents an excellent opportunity for those looking to settle in a vibrant part of Sheffield. With its appealing features and prime location, it is sure to attract interest from a variety of buyers. Do not miss the chance to view this charming property and envision the possibilities it holds for you and your family.



Council Tax Band: B



ACCOMMODATION

GROUND FLOOR

ENTRANCE HALL

Providing an instant great first impression for the rest of the property. Having a uPVC double glazed entrance door with glazed side and top panel, a central heating radiator, a cupboard housing the meters and consumer unit, useful under stair storage cupboard and LTF which runs into the kitchen/Diner

LIVING ROOM

12'4" x 11'11"

A light, bright reception room which benefits from a uPVC double glazed bay window and a central heating radiator.

DINING/KITCHEN

1827'5" x 12'10"

A stunning kitchen diner which benefits from being fitted with a comprehensive range of 'wild sage' coloured shaker style units above and below granite effect work surfaces. There are 'metro' style tiled splash backs laid in a herring-bone style, a ceramic sink with mixer tap, an integrated dishwasher, washing machine, fridge freezer, microwave and a single electric oven with a four ring gas hob with chimney style extractor over. There are also recessed ceiling spotlights, LTF, a rear facing uPVC double glazed window, a central heating radiator, combination boiler and uPVC double glazed french door which lead out onto the rear garden

FIRST FLOOR

LANDING

Having a spindle balustrade, access to loft storage space and a side facing uPVC double glazed window

BEDROOM ONE

12'11" x 11'7"

Having a rear facing uPVC double glazed window, a range of built in wardrobes and a central heating radiator.

BEDROOM TWO

12'7" x 9'10"

Having a front facing uPVC double glazed bay window and a central heating radiator.

BEDROOM THREE

10'0" x 6'5"

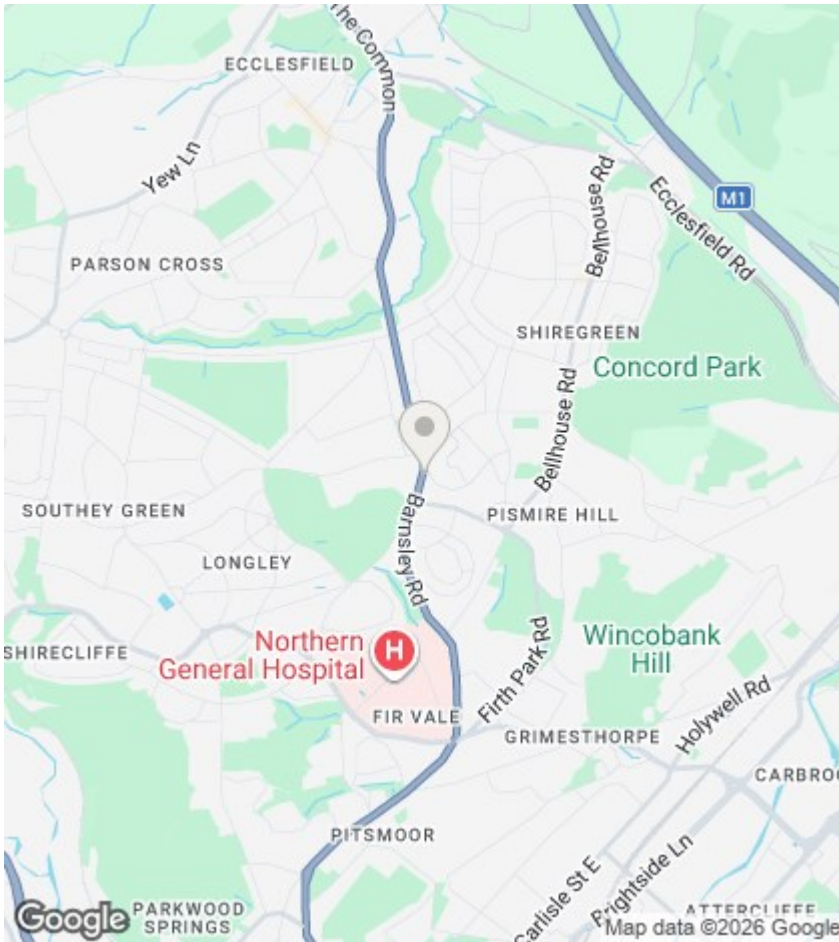
Having a uPVC double glazed rear facing window and a central heating radiator

BATHROOM

Fitted with a stylish three piece white suite which comprises of a panelled bath with thermostatic shower over, low flush w/c and a vanity wash hand basin with storage below. There are natural stone tiles to the walls, geometric tiled flooring, a front facing uPVC double glazed window and a vertical central heating radiator.

OUTSIDE

To the front of the property there is a driveway area which provides ample car standing space and benefiting from an electric car charging point. There is also a pretty gravelled garden area. A secure timber gate leads to the enclosed, private rear garden which has lawned, patio and floral areas. The space to the side of the property offers great potential for extension or further development (subject to the usual planning and building regulations).



Directions

Viewings

Viewings by arrangement only. Call 0114 283 4050 to make an appointment.

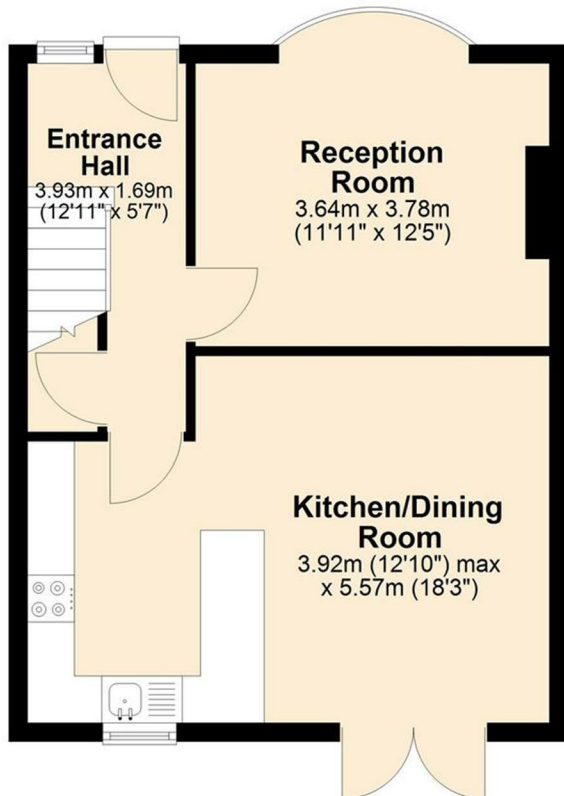
EPC Rating:

C

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C	79	84
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Ground Floor

Approx. 39.5 sq. metres (425.1 sq. feet)



First Floor

Approx. 39.5 sq. metres (425.1 sq. feet)

