

83 Sheldon Road

Sheffield, S7 1GU

Asking Price £285,000



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Description

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An attractive 1930's semi detached property with rendered elevations beneath a hipped and pitched roof and featuring two storey bay windows on the façade. The property offers a traditional layout over its two floors of accommodation and offers the potential for an open plan kitchen if the wall between the kitchen and dining room were to be removed (subject to regs). There is off road parking for a small car at the front and a generous rear garden with outbuilding to the rear. It is suggested that the outbuilding could be renovated to form a home office or to be utilised for storage. The property is available with no onward chain and offers potential for both the investor market and owners occupiers to get a foothold in one of the cities most vibrant and fashionable of areas.

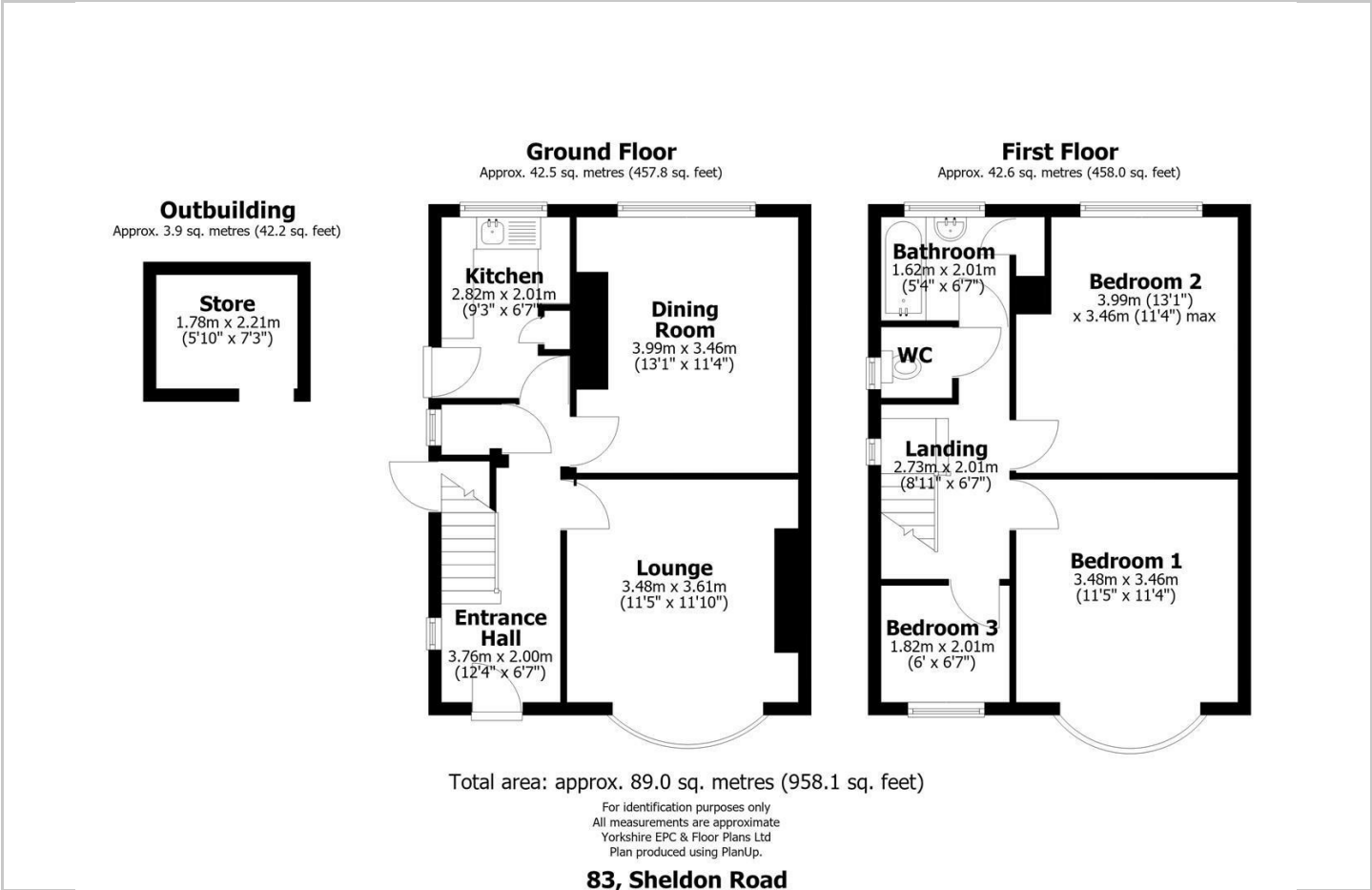
Nether Edge Village is often voted one of the best places to live in the Steel City. Home to numerous independent cafes, restaurants and public houses alongside broad, tree lined boulevards and Victorian architecture that all combine to make the area such a desirable place to live. Abbeydale Road also has something for everyone, there are regular bus services on hand to whisk you into town in no time at all and a short walk can lead you to the antiques quarter, Meersbrook Park or Sheffield United's famous football ground.

Important Information

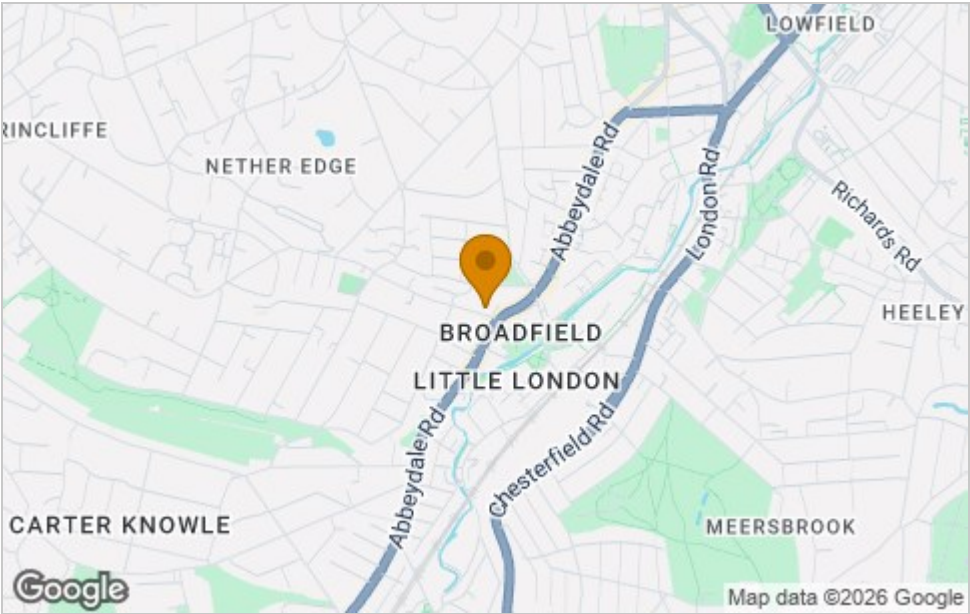
Anti-Money Laundering (AML) Checks - As part of making an offer, we're required by law to complete Anti-Money Laundering (AML) checks to confirm the identity of all purchasers. To cover the cost of this process, a fee of £30 inc VAT per buyer is payable when your offer is accepted. This is a standard requirement for all buyers and helps us ensure your offer can be progressed as quickly and smoothly as possible.



Floor Plan



Area Map



Viewing

Please contact our ELR Banner Cross Office on 0114 268 3388 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Graph

