



105, Shirebrook Road, Sheffield, S8 9RF

105, Shirebrook Road

Sheffield, S8 9RF

Description

GUIDE PRICE £325,000 to £350,000

A beautifully versatile Victorian family home set over three floors, nestled on the charming Shirebrook Road in Sheffield, this delightful house, built around the turn of the century, offers a perfect blend of classic character and modern convenience. With five spacious bedrooms and two inviting reception rooms, this property is ideal for families seeking both comfort and style.

The heart of the home is undoubtedly the newly fitted kitchen and separate dining room, with the kitchen being completed in 2022, boasting modern appliances that will make cooking a pleasure. The property also features a brand new Ideal boiler, complete with a 12-year guarantee, ensuring warmth and efficiency for years to come.

Step outside to discover a sunny and private front garden, perfect for enjoying the outdoors. At the rear of the property, there are plentiful entertaining spaces, across various levels and at the top of the garden, you will find fruit trees, adding a touch of nature and the promise of homegrown produce. Additionally, a large summerhouse, installed this summer, provides an excellent space for relaxation or entertaining guests.

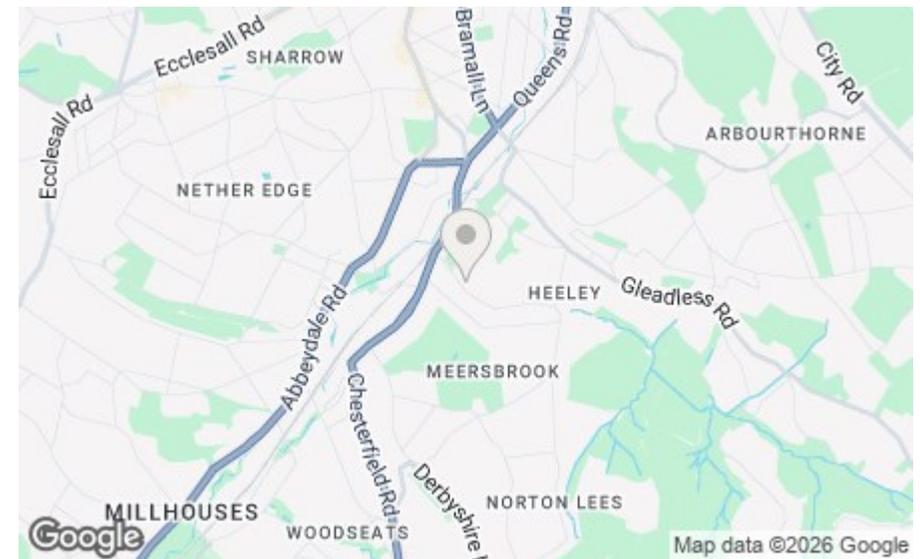
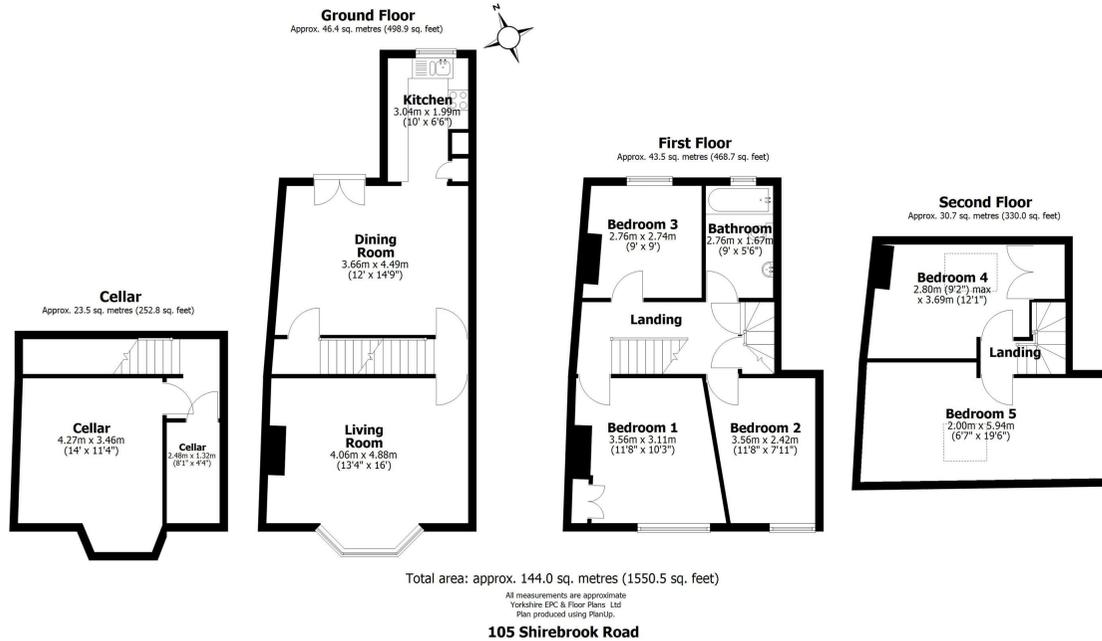
This property is not just a house; it is a home filled with potential and charm. With its prime location near to Meersbrook Park, Heeley and Woodseats, as well as the thoughtful modern updates as well as period features, it is a wonderful opportunity for anyone looking to settle in Sheffield. Don't miss the chance to make this lovely house your new home.

Meersbrook itself has a desirable collection of calm, tree-lined streets sought after by families, with a variety of housing, from large villas to and terraced houses and ample on street parking. The property is also within walking distance to Meersbrook, Carfield and Anns Grove Primary Schools.

- Guide Price £325,000 to £350,000
- Five bedrooomed, bay fronted Victorian terraced house
- New boiler installed with 12 year guarantee
- Sunny, private front garden with stepped, elevated rear gardens various entertaining spaces
- Sold via ELR Premium (buyer's fees apply)
- Contemporary fitted kitchen, installed in 2022 by current owners
- Beautifully appointed family home within desirable school catchment areas
- Brimming with period features and character with a modern twist
- Walking distance to Meersbrook Park
- Call ELR today to book a viewing on 0114 268 3388!







Bakewell
 3 Royal Oak Place
 Matlock Street
 Bakewell DE45 1HD
 T: 01629 700699
 E: bakewell@elr.co.uk

Banner Cross
 888 Ecclesall Road
 Banner Cross
 Sheffield S11 8TP
 T: 01142 683388
 E: bannercross@elr.co.uk

Dore
 33 Townhead Road
 Sheffield
 S17 3GD
 T: 0114 2362420
 E: dore@elr.co.uk

Hathersage
 Main Road, Hathersage
 Hope Valley
 Derbyshire S32 1BB
 T: 01433 651888
 E: peakdistrict@elr.co.uk

Rotherham
 149 Bawtry Road
 Wickersley
 Rotherham S66 2BW
 T: 01709 917676
 E: wickersley@elr.co.uk

**EADON
 LOCKWOOD
 & RIDDLE**
 ESTD 1840

All rooms have been measured with electronic laser and are approximate measurements only. None of the services to the above property have been tested by ourselves, and we cannot guarantee that the installations described in the details are in perfect working order. Eadon Lockwood & Riddle for themselves, and for the vendors or lessors, produce these brochures in good faith, and are a guideline only. They do not constitute any part of a contract and are correct to the best of our knowledge at the time of going to press.