



Viewings

Viewings by arrangement only.
Call 0114 4830038 to make an appointment.

Vendors Comments

Add text here

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	72	77
England & Wales		EU Directive 2002/91/EC



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54 Green Oak Crescent, Totley, Sheffield, S17 4FW

Guide price £100,000

- Guide Price £100,000–£110,000
- Highly regarded and sought-after Totley location
- Well-equipped kitchen with matching units and wood-effect worktops
- Ideal for First Time Buyer or Investor
- Excellent transport links via nearby Dore & Totley railway station
- Well-presented one-bedroom second-floor apartment
- Spacious, naturally light living room with pleasant green outlook
- Generously sized double bedroom with neutral décor
- Secure communal entrance with intercom system
- Easy access to local amenities, open countryside and the Peak District

54 Green Oak Crescent, Sheffield S17 4FW

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A stylishly presented one-bedroom second-floor apartment, ideally positioned within this established residential development in the highly regarded area of Totley.

Offering well-proportioned accommodation, attractive views over communal green space and a superb combination of convenience and countryside on the doorstep, this appealing apartment represents an excellent opportunity for first-time buyers, investors or those seeking a well-located low-maintenance home.

Accessed via a secure communal entrance with intercom system, the apartment is situated on the second floor and opens into a welcoming private entrance hall. The hallway benefits from a generous walk-in storage cupboard, providing excellent practical storage rarely found in a property of this size.

The generously proportioned living room is light and inviting, with pleasant views across the surrounding communal green spaces. Its versatile layout provides ample room for both comfortable seating and dining, making it a particularly appealing principal reception space.



Council Tax Band: A

