



St. Albans Drive Sheffield S10 4DL
Guide Price £425,000

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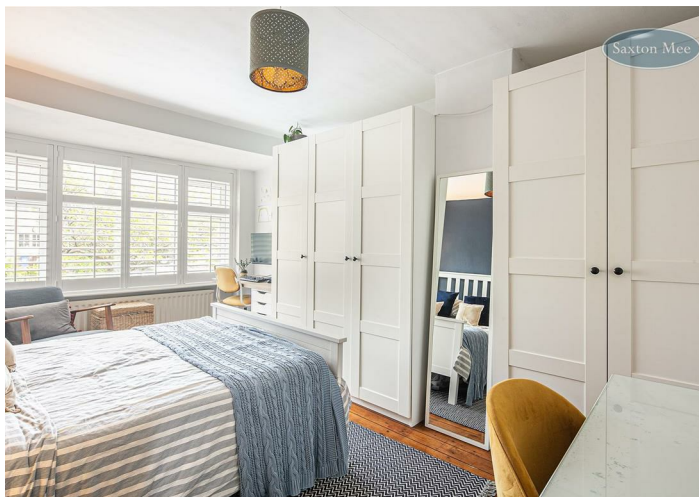
GUIDE PRICE £425,000-£450,000 ** SOUTH FACING REAR GARDEN ** Viewing is essential to appreciate the accommodation on offer of this effectively extended three bedroom semi detached property which enjoys lovely views, a south facing rear garden and benefits from a good sized garage, uPVC double glazing and gas central heating. This family home is situated on a tree-lined road in this highly regarded area of Fulwood and in the catchment area for excellent schools.

Tastefully decorated throughout, the well presented living accommodation briefly comprises: enter through a front composite door into the entrance hall with a storage cupboard. Access into the lounge and the kitchen/breakfast room and family room. The lounge has a bay window with bespoke shutters allowing lots of natural light, while the focal point is the multi-fuel stove with a stone hearth. The fabulous open plan kitchen/breakfast room has a modern range of wall, base and drawer units with contrasting worktops which incorporate the sink. Integrated appliances include a double electric oven, fridge, freezer, dishwasher and an induction hob along with housing and plumbing for a washing machine and tumble dryer. The centre piece of the room is the central island and breakfast bar. The kitchen flows into the family room with three Aluminium bi-fold doors, a skylight and side window making this a bright and airy space. Air-conditioning unit and a downstairs WC.

From the entrance hall, a staircase rises to the first floor landing with a storage cupboard, pull-down loft ladders which give access to the loft space and access to the three bedrooms and the bathroom. The master is to the front and has a bay window with bespoke shutters along with ample space for furniture. Double bedroom two enjoys the stunning views. Bedroom three is to the front. The modern and contemporary bathroom has a three piece suite including bath with overhead shower, WC and wash basin.

- FANTASTIC FAMILY HOME
- THREE BEDROOMS
- STUNNING KITCHEN/BREAKFAST ROOM & FAMILY ROOM
- LOUNGE WITH BAY WINDOW
- STYLISH BATHROOM
- DOWNSTAIRS WC
- GOOD SIZED GARAGE & SOUTH FACING REAR GARDEN
- TREE-LINED ROAD IN THE HIGHLY REGARDED AREA OF FULWOOD
- WELL REGARDED SCHOOLS
- EXCELLENT TRANSPORT LINKS





OUTSIDE

A low wall encloses a front artificial lawn with planted border. A shared blocked paved driveway leads to the good sized garage with storage in the roof space. A gate gives access into the south facing rear garden with a Porcelain paved patio and an artificial lawn.

LOCATION

Located in the highly sought-after area of Fulwood, this house is an ideal choice for those seeking a modern and stylish family home. Its convenient location provides easy access to local shops/amenities, highly regarded schools, and excellent transport links, making it an ideal base from which to explore the surrounding area. You have green spaces including Forge Dam within walking distance and you're only minutes from the picturesque Mayfield Valley and Peak National Park.

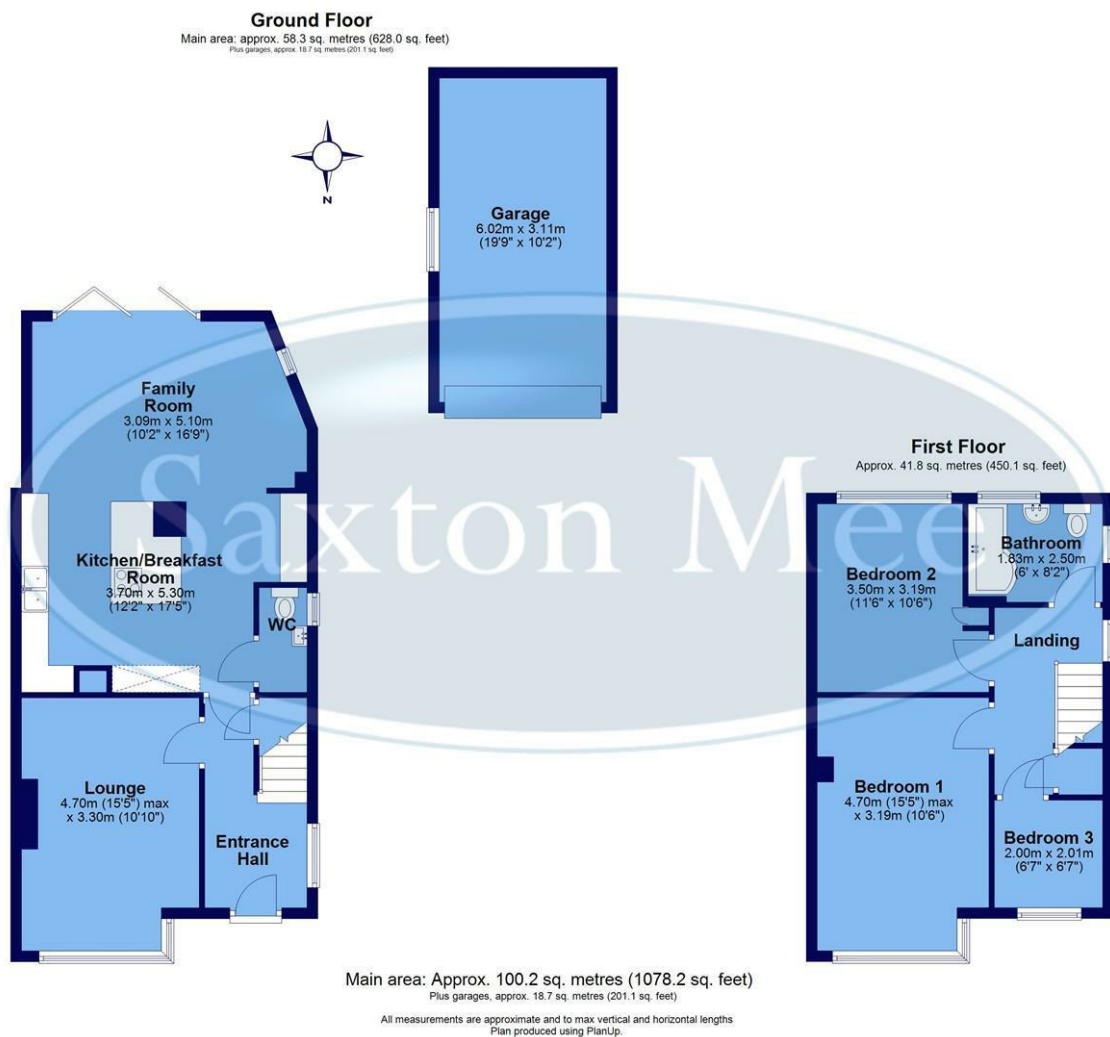
MATERIAL INFORMATION

The property is currently Council Tax Band C.

VALUER

Greg Ashmore MNAEA

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Crookes
Hillsborough
Stocksbridge

245 Crookes, Sheffield S10 1TF
82 Middlewood Road, Sheffield S6 4HA
462 Manchester Road, Sheffield S36 2DU

T: 0114 266 8365
T: 0114 231 6055
T: 0114 287 0112

www.saxtonmee.co.uk

