SK estate agents

passionate about property



Lowedges Crescent, Sheffield S8 7LH

Guide Price £120,000

** Guide Price: £120,000 - £130,000 **

SK Estate Agents are pleased to offer to the market for sale this three bedroom, mid-terraced property situated in this highly popular residential area close to a host of local shops, good primary and secondary schools, St James Retail Park, and excellent transport links to Sheffield City Centre and Chesterfield. In need of a scheme of refurbishment, the property would be ideally suited to first-time buyers or investors, and in brief comprises: Lounge, kitchen, three bedrooms, bathroom and gardens to the front and rear.

A viewing is highly advised to appreciate the potential this property has to offer.

Tenure: Freehold







Kitchen Diner
9'7" x 19'0" (2.93m x 5.81m)
Fitted with a range of wall and base units with contrasting worksurfaces incorporating a 4 ring gas hob with electric oven below and extractor above, and stainless steel sink with mixer tap and drainer. Also having gas central heating radiator, rear facing window, UPVC door providing access to the garden and a useful pantry storage cupboard.

Lounge
9'10" x 18'11" (3.00m x 5.78m)
A spacious living area made bright by way of the dual aspect front and rear facing window and French doors. Benefitting from gas central heating radiators, feature fireplace, carpeted flooring and stairs rising to the first floor.

First Floor Landing
With carpeted flooring.

Bedroom One
9'10" x 12'1" (3.01m x 3.70m)
Principal bedroom with UPVC double glazed window, carpeted flooring and gas central heating radiator.

Bedroom Two
6'5" x 11'6" (1.97m x 3.53m)
Double bedroom with UPVC double glazed window, carpeted flooring and gas central heating radiator.

Bedroom Three
9'11" x 6'4" (3.04m x 1.95m)
A further good sized bedroom with UPVC double glazed window, carpeted flooring and gas central heating radiator.

Bathroom
6'3" x 4'8" (1.91m x 1.44m)
Fitted with a white three piece suite comprising: bath, pedestal wash hand basin and WC and having UPVC double glazed obscured glass window.

Outside
To the front of the property lies paved steps leading to the entrance door with areas laid to lawn enclosed by fence borders.

To the rear lies a patio area and an area laid to lawn bordered by mature hedges.







Website: www.skestateagents.co.uk **Email:** info@skestateagents.co.uk **Telephone:** 0114 2749730
Address: 868 Chesterfield Road, Woodseats, Sheffield, S8 0SH **Company No:** 08028567

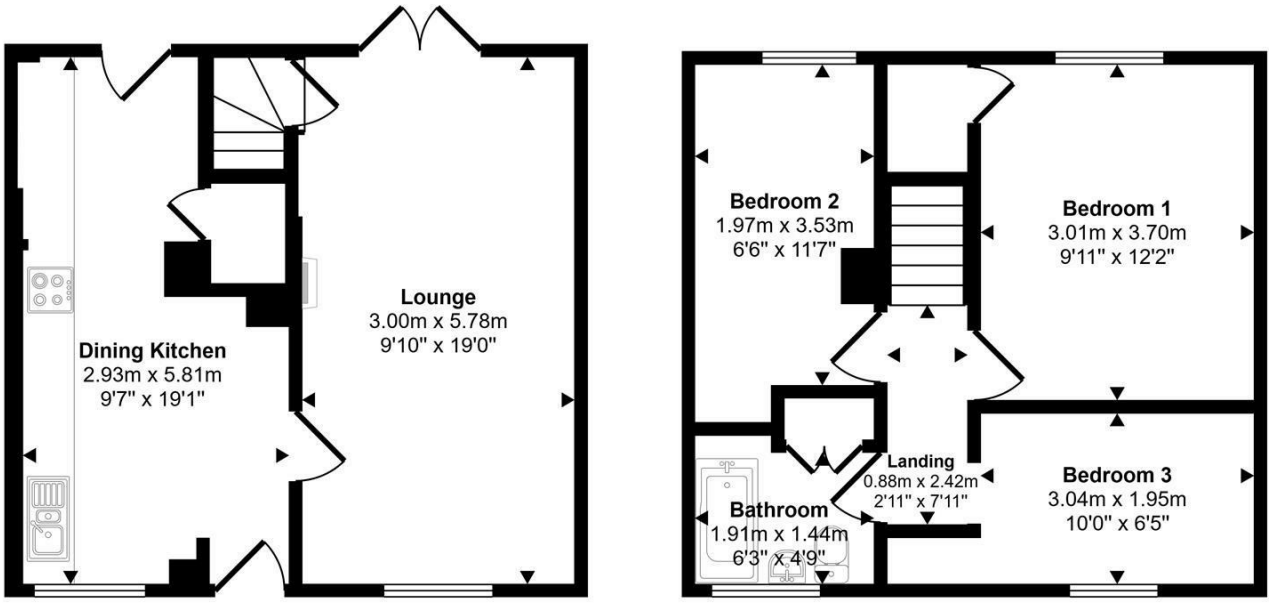




In accordance with the Property Misdescriptions Act (1991) we have prepared these property particulars as a general guide to a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and the specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings.

Lease details, ground rent and service charges (where applicable) are given as a guide only and should be checked by your solicitor prior to exchange of contracts. The copyright of all details, photographs and floor plans remains that of SK Estate Agents

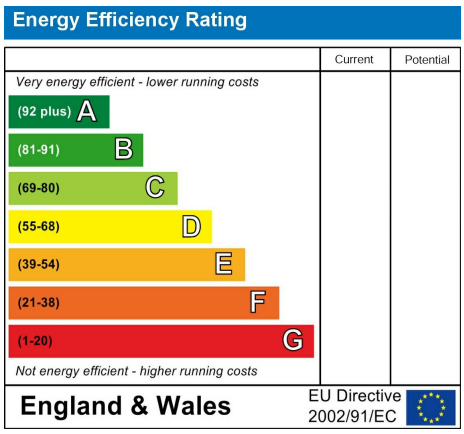
Approx Gross Internal Area
71 sq m / 760 sq ft

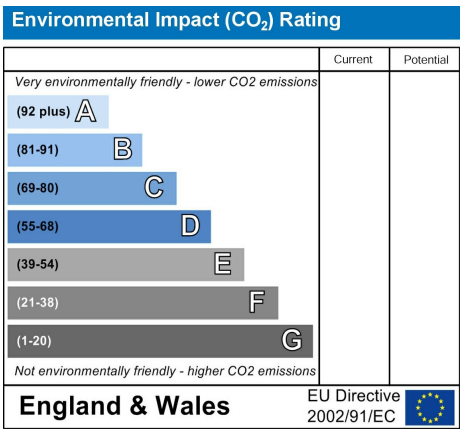


Ground Floor
Approx 35 sq m / 382 sq ft

First Floor
Approx 35 sq m / 379 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.





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Website: www.skestateagents.co.uk **Email:** info@skestateagents.co.uk **Telephone:** 0114 2749730
Address: 868 Chesterfield Road, Woodseats, Sheffield, S8 0SH **Company No:** 08028567