



MALLINSON  
& CO

INNOVATIVE PROPERTY EXPERTS

# Burncross Road, Burncross, Sheffield, S35 1SB

Offers Over £395,000

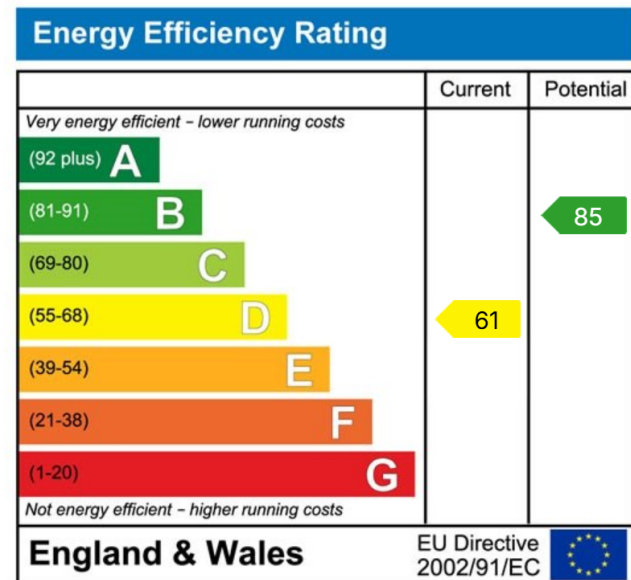
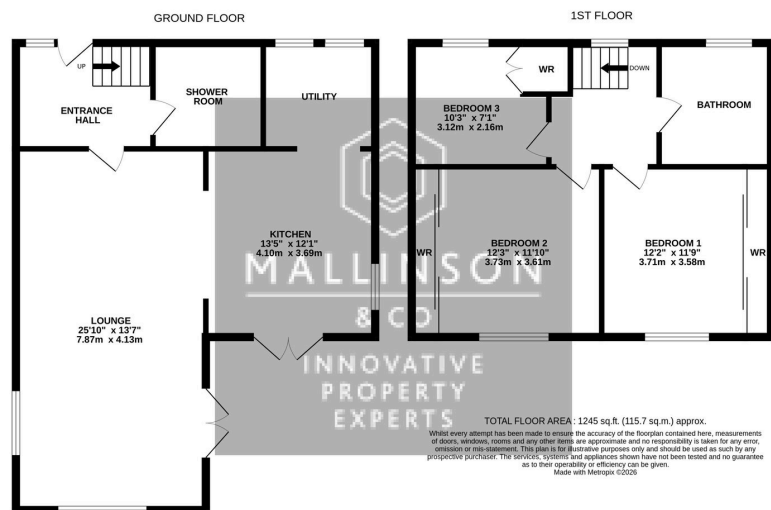
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- DETACHED
- WEALTH OF CHARM & CHARACTER
- OPEN PLAN LIVING/DINING ROOM
- CONTEMPORARY BATHROOM & SHOWER ROOM
- DRIVEWAY PROVIDING OFF STREET PARKING
- 3 BEDROOMS
- MANY ORIGINAL FEATURES
- MODERN KITCHEN & UTILITY ROOM
- SOUTH FACING GARDEN
- CLOSE TO LOCAL AMENITIES & TRANSPORT LINKS



CHARACTER, CHARM AND CONTEMPORARY LIVING—FORMED FROM TWO ORIGINAL COTTAGES AND SYMPATHETICALLY EXTENDED, THIS EXCEPTIONAL THREE-BEDROOM CHARACTER HOME BLENDS PERIOD CHARM WITH MODERN OPEN PLAN LIVING. FEATURING INGLENOOK FIREPLACES, EXPOSED BEAMS, A GENEROUS SOUTH-FACING GARDEN, AND AN OVERSIZED GARAGE WITH OFFICE AND WORKSHOP, THE PROPERTY IS IDEALLY POSITIONED JUST A STONE’S THROW FROM CHAPELTOWN CENTRE WITH EXCELLENT ACCESS TO THE M1—PERFECT FOR COUPLES AND FAMILIES ALIKE.



**INNOVATIVE  
PROPERTY  
EXPERTS**

**Mallinson & Co**

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