
HUNTERS®
HERE TO GET you THERE
Jordanthorpe Farm Bochum Parkway, Sheffield, S8 8JR

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£625,000

Situated at the end of a private driveway is this beautiful period dwelling, originally constructed as three cottages in Elizabethan times and dating back to 1660 and now comprising of one house.

This Four/five bedroomed detached residence has three bathrooms and retaining many attractive, original features and with a lovely garden. To the first floor and old dairy/boot room. The fabulous dining room has exposed ceiling timbers and stone flooring which flows through to the sitting room which in turn has a multi fuel stove. The heart of the home is the breakfast kitchen with AGA, gas stove and a range of base units along with a walk in larder. An inner hallway has stairs to the first floor, cloakroom/w.c. and access to a family room/study and the conservatory.

To the first floor is the central, primary bedroom with en-suite bathroom, three further bedrooms and two further bathrooms.

Externally the property has a pretty cottage garden, an old stone built store and integral store which also houses the Glow-worm central heating boiler. The gardens extend round to the side where there is a majestic, very old, oak tree.

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Cellar

Floor area 23.1 sq.m. (249 sq.ft.)

Ground Floor

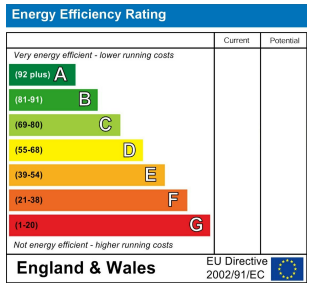
Floor area 143.6 sq.m. (1,545 sq.ft.)

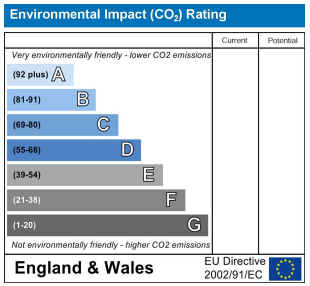
First Floor

Floor area 95.3 sq.m. (1,025 sq.ft.)

Total floor area: 261.9 sq.m. (2,820 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io





The Vendors View
We moved to Sheffield from London and have loved every moment. From the start, this felt like a special home with so much character and charm.

One of the things we've enjoyed most is the wraparound garden, it gives such a sense of space and privacy, yet we're still only a short walk from plenty of amenities. We often wander over to Graves Park at the weekend or nip to the retail park for convenience, which has been such a bonus.

The house itself has so many lovely quirks. The fireplaces and Aga make it wonderfully cosy in the winter, and the large bedrooms have been a real luxury. We've loved hosting Christmas dinners in the dining room, with plenty of space for family and friends to gather.

It's been a home filled with warmth and happy memories, and we'll be sad to leave. But we're excited for someone else to put their own stamp on it and carry on what we started. We're certain the next owners will fall in love with it just as much as we have.

General Remarks
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TENURE
This property is Freehold.

RATING ASSESSMENT
We are verbally advised by the Local Authority that the property is assessed for Council Tax purposes to Band F.

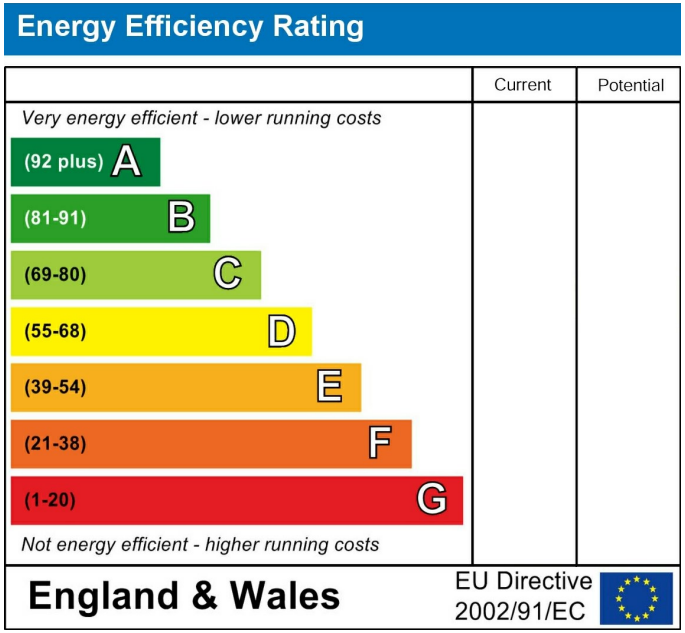
VACANT POSSESSION
Vacant possession will be given on completion and all fixtures and fittings mentioned in the above particulars are to be included in the sale.

MORTGAGE FACILITIES
We should be pleased to advise you in obtaining the best type of Mortgage to suit your individual requirements.

YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOANS SECURED ON IT.

Directions
From Meadowhead roundabout, drive up to the Norton roundabout and go straight across, keeping in the right hand lane on the dual carriageway and cut across immediately to the right, sign posted for Mossbrook School and Little Angels Nursery. Turn immediately left at the entrance sign posted Jordanthorpe Farm, down the long private driveway.

Anti Money Laundering
By law, we are required to conduct anti-money laundering checks on all potential buyers and sellers, and we take this responsibility very seriously. In line with HMRC guidelines, our trusted partner, Coadjute, will securely manage these checks on our behalf. Coadjute will send a secure link for you to complete the biometric checks electronically. A non-refundable fee of £45 + VAT per person will apply for these checks, and Coadjute will handle the payment for this service. These anti-money laundering checks must be completed before we can set your property live.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

































