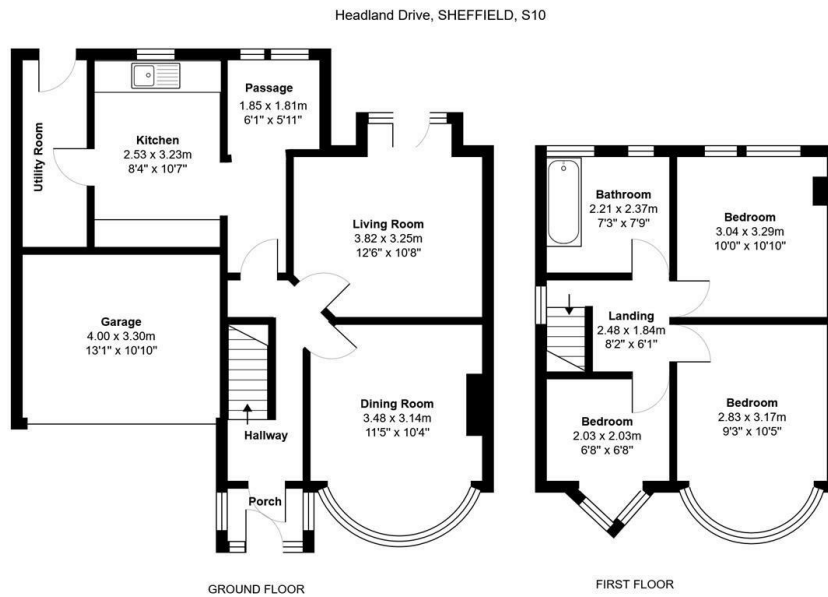




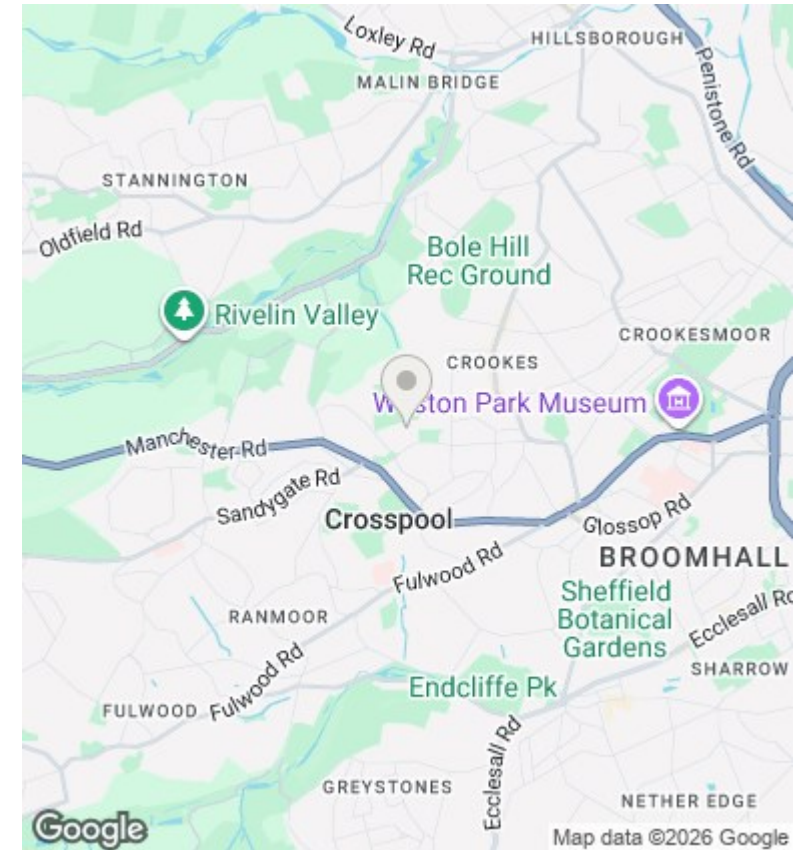
23 Headland Drive, Sheffield, S10 5FX

Offers Over £400,000

- No onward chain
- Potential to extend subject to any necessary planning and consents
- Two double bedrooms and a single bedroom
- Local playground around the corner
- Quiet cul-de-sac location
- Off street parking and a garage
- Short walk to highly regarded schools
- Larger than average rear garden which is private
- Two reception rooms
- Walking distance to fantastic local shops, cafes and pubs in Crosspool and Crookes



Total Area: 112.9 m² ... 1216 ft²
 All measurements are approximate and for display purposes only



Directions

Viewings

Viewings by arrangement only. Call 01142 687777 to make an appointment.

Council Tax Band

C

EPC Rating:

D

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	65	72
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	