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HERE TO GET *you* THERE

25 Evelyn Road, Crookes, Sheffield, S10 5FE

Asking Price £250,000

Property Images



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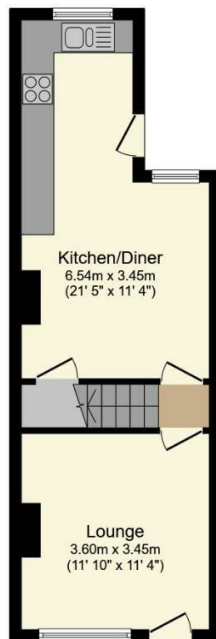
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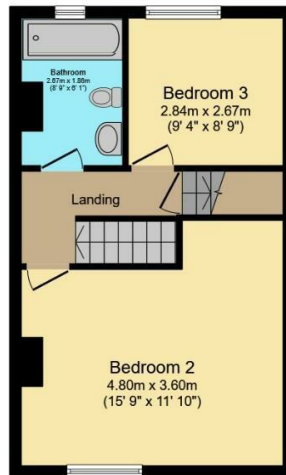
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Ground Floor

Floor area 34.3 sq.m. (369 sq.ft.)



First Floor

Floor area 37.2 sq.m. (422 sq.ft.)



Second Floor

Floor area 28.4 sq.m. (306 sq.ft.)

Total floor area: 99.5 sq.m. (1,071 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

EPC

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		82
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	52	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

Map



Summary

| FREEHOLD | PRIVATE GARDEN | Perfectly placed on a desirable street in Crookes. Ideal for families or professionals seeking comfort and convenience.

Evelyn Road is a delightful stone-fronted mid-terrace home, offering great potential to become the perfect home. With a generous 1,071 square feet of space, this property boasts three well-proportioned bedrooms, a family bathroom and two reception rooms.

Upon entering, you are welcomed by two inviting reception rooms that provide ample space for relaxation and entertaining. The front facing lounge provides a great space to unwind after the day. The dining room flows seamlessly into a modern off-shot kitchen, which is well-equipped for all your culinary needs. The kitchen comprises a range of wall and base units, allowing access to the garden. This thoughtful layout ensures that both everyday living and hosting guests are a pleasure.

The property also features a lovely rear garden, complete with a patio area and a lawn, perfect for enjoying the outdoors or hosting summer barbecues. The garden space offers a tranquil retreat from the hustle and bustle of daily life.

To the first floor offers a good size master bedroom with a fitted storage cupboard, and a further bedroom to the rear. The family bathroom is conveniently located, and is equipped with a bath with shower over, sink basin and W/C. A further staircase rises to a generous double room, ideal for older children or guests, ensuring everyone has their own space.

Location is key, and this home does not disappoint. It is conveniently situated close to local amenities, ensuring that shops, cafes, and services are just a short stroll away. Additionally, excellent transport links provide easy access to Sheffield's universities and hospitals, making it an ideal choice for students and healthcare professionals alike.

Features

- Stone fronted home
- Two generous double bedrooms and a further single bedroom
- Modern, three piece bathroom suite
- Spacious dining kitchen with fitted storage units
- Enclosed rear garden with patio and lawn
- Close proximity to local cafes, restaurants and shops
- Freehold
- No onward chain