



Roscoe House, 5 Colby Place, Rivelin, Sheffield, S6 5PQ

Saxton Mee

5 Colby Place

Rivelin

Guide Price

£300,000

GUIDE PRICE £300,000 to £325,000

Situated in a very popular location on a small, very private cul-de-sac. This attractive and deceptively spacious detached property believed to date back to the late Victorian period, with four bedrooms on a large plot but in need of full modernisation and improvement. Offered for sale with immediate vacant possession and NO CHAIN

The accommodation comprises, Reception Hall, bay window Sitting room, separate Dining room, Kitchen in need of modernisation, rear lobby and W.C. On the First Floor; two Bedrooms and Bathroom, on the Second Floor; two further Bedrooms. In the Basement two Cellars.

Outside extensive overgrown Garden to the front and either side and small area to the rear.

Rivelin is a popular location close to Hillsborough and Stanington, well placed for good amenities including Schools, shops and the open countryside with delightful walks.



- Four Bedroom Detached House
- Dating Back to 1880
- In need of Full Modernisation and Improvement
- On a Good Sized Plot
- Good Views to the Front
- Popular Quiet Cul-de-sac
- Two Large Reception Rooms and Separate Kitchen
- Potential to Extend to the Side
- For Sale with Immediate Vacant Possession and NO CHAIN





While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point, which is of particular importance to you, please contact the relevant office. The Agents have not tested any apparatus, equipment, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification. Please note all the measurement details are approximate and should not be relied upon as exact. All plans, floor plans and maps are for guidance purposes only and are not to scale. Under no circumstances should they be relied upon as exact or for use in planning carpets and other such fixtures, fittings or furnishings. YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOAN SECURED ON IT. 'A Life Assurance policy may be requested.' 'Written Quotations of credit terms available on request.'

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