



62 Wollaton Road, Bradway, Sheffield, S17 4LG



# 62 Wollaton Road

## Bradway

Guide Price

# £250,000

GUIDE PRICE £250,000 + FEES  
AUCTION DATE 13TH MAY

Located in the highly sought-after area of Bradway, this three-bedroom semi-detached home presents a wonderful opportunity for buyers looking to create their own space in a beautiful setting. While the property requires updating, it offers excellent potential and generous scope for extension (subject to the necessary permissions), making it an ideal project for someone wishing to put down roots in this desirable neighbourhood.

The house enjoys far-reaching rear views towards Blacka Moor and the Peak District, providing a scenic backdrop rarely found with homes in this price bracket. A driveway and garage sit to the side, with convenient internal access from the kitchen.

Inside, a welcoming porch leads into the hallway. The bay-fronted living room flows into a bright dining area with patio doors opening onto the extensive rear garden, which now requires complete cutting back but offers an exceptional amount of space and potential. The fitted kitchen also offers room for improvement and further development.

Upstairs, there are three bedrooms and a family bathroom. The main bedroom features a classic bay window, while the third bedroom benefits from a box bay window, adding charm and character.

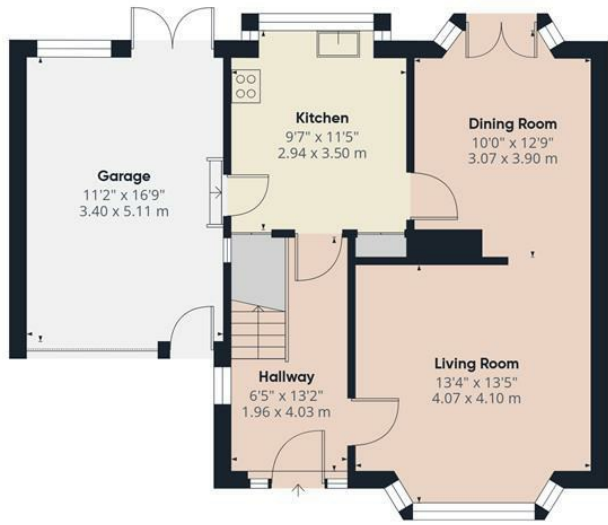
Situated close to green spaces, excellent transport links, and desirable local schools, this property holds all the ingredients for a superb long-term home once refurbished. A rare chance to take on a rewarding project in a truly lovely location.



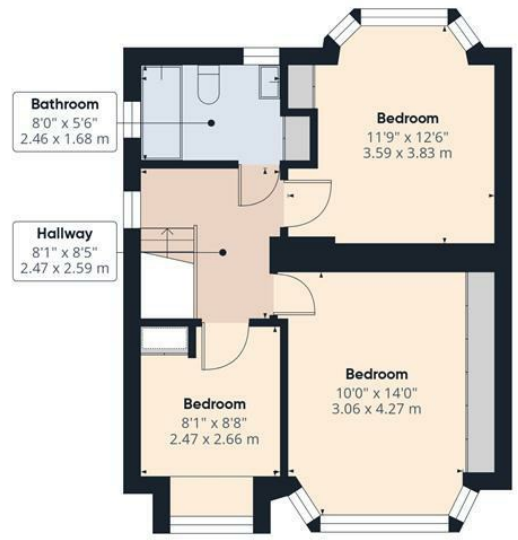
- FREEHOLD
- Auction Date 13th May 2026
- Auction Via [www.townandcountrypropertyauctions.co.uk](http://www.townandcountrypropertyauctions.co.uk)
- Excellent potential and generous scope for extension (subject to the necessary permissions)
- Three bedroom semi detached
- Far reaching views over to Blacka Moor and Peak District
- Call Saxton Mee Banner Cross to arrange a viewing







Ground Floor



Floor 1



**Approximate total area<sup>m</sup>**  
1140 ft<sup>2</sup>  
106.1 m<sup>2</sup>

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360

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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