



**Manvers Close, North Anston Sheffield S25 4FH**

**welcome to**

**Manvers Close, North Anston Sheffield**

IDEAL FAMILY HOME JUST WAITING FOR YOU TO PUT YOUR OWN STAMP ON !!. Located within this very popular residential area on the outskirts of Dinnington and boasting a generous plot. Offered for sale with NO UPWARD CHAIN.



### **Entrance Porch**

Front facing double glazed door leading into entrance porch with double glazed windows.

### **Entrance Hall**

Timber glazed door leading into hallway.

### **Lounge**

Open plan lounge diner with the main focal point of the room being the feature fireplace. Having front, rear and side facing double glazed windows and central heating radiator.

### **Side Extension**

Versatile space with laminate flooring, double glazed window and central heating radiator.

### **Dining Area**

Built in storage cupboard and understairs storage cupboard. Side facing door leading to..

### **Kitchen**

Modern fitted kitchen with a range of wall and base units set above and below worksurfaces incorporating inset resin sink and drainer. Space for fridge freezer and space for electric oven. Amtico flooring and tiling to splash back area. Rear facing double glazed window.

### **Stairs And Landing**

Stairs rising to first floor accommodation having side facing double glazed window and access to loft space.

### **Bedroom One**

Fitted wardrobes to one wall. Front facing double glazed window and central heating radiator.

### **Bedroom Two**

Rear facing double glazed window and central heating radiator.

### **Bedroom Three**

Built in cupboard for additional storage. Front facing double glazed window and central heating radiator.

### **Bathroom**

Three piece suite comprising low flush WC, circular basin and shower enclosure. Partial tiling to walls and tiled floor. Rear facing double glazed window and heated towel rail.

### **Outside Space**

Set within a generous plot the property benefits from off road parking allowing parking for several vehicles. Large lawned garden to the rear with fencing to sides. Paved patio seating area and timber shed.

### **Detached Garage**



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welcome to

## Manvers Close, North Anston Sheffield

- THREE BEDROOM SEMI DETACHED HOUSE
- BOASTING A GENEROUS CORNER PLOT
- IDEAL FAMILY ACCOMMODATION
- HAVING NO UPWARD CHAIN
- 

Tenure: Leasehold EPC Rating: D

Council Tax Band: B Service Charge: Ask Agent

Ground Rent: 10.00

This is a Leasehold property with details as follows; Term of Lease 800 years from 01 Oct 1964. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers in excess of

**£180,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
DGT107802 - 0007

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



william h brown



**01909 568811**



[dinnington@williamhbrown.co.uk](mailto:dinnington@williamhbrown.co.uk)



20 Laughton Road, Dinnington, SHEFFIELD,  
South Yorkshire, S25 2PS



[williamhbrown.co.uk](http://williamhbrown.co.uk)