



WHITEHORNES

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25 Roach Road, Brincliffe

Sheffield

Guide Price £300,000 - £315,000

25 Roach Road

Brincliffe, Sheffield

This impressive three double bedroom Victorian bay windowed, terraced house offers one of the larger styles of period accommodation in the heart of ultra-popular Brincliffe. Arranged over three light and spacious floors, the property totals an expansive 1,553 square feet and is perfect for a young family, first-time buyers, or professional couples alike. The ground floor features a welcoming entrance hallway leading to a generous bay-fronted reception room, a separate dining area, and a well-appointed kitchen with ample storage and workspace. Upstairs, two spacious double bedrooms are complemented by a family bathroom, while the loft has been converted to a third double.

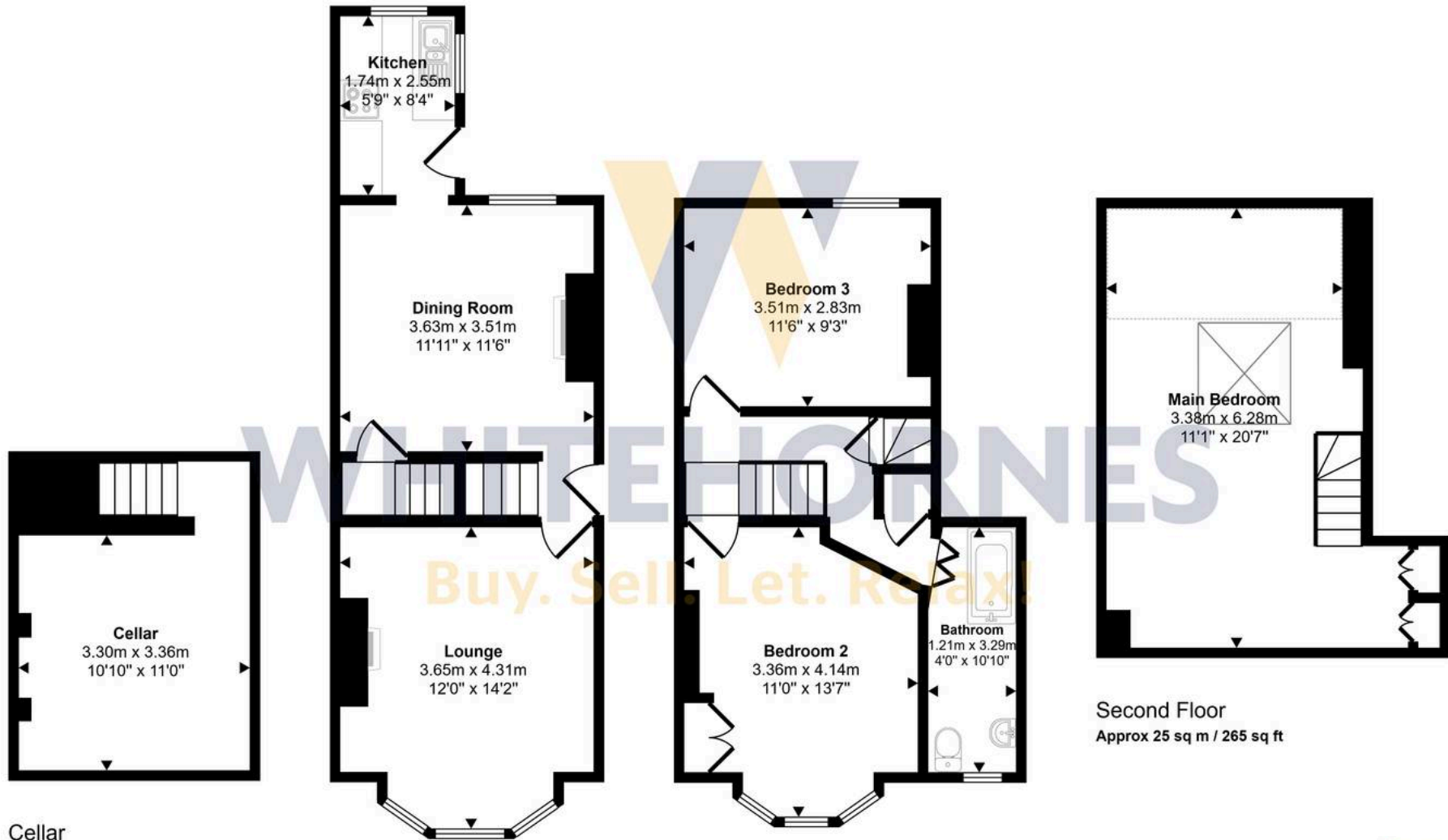
Council Tax band: Tenure: Leasehold

- OFFERING ONE OF THE LARGER STYLES OF VICTORIAN TERRACED IS THIS DECEPTIVE THREE DOUBLE BEDROOM PERIOD PROPERTY
- ENJOYING THREE LIGHT AND SPACIOUS FLOORS OF ACCOMMODATION TOTALLING AN IMPRESSIVE 1,553 SQ FEET
- SUPERB FAR REACHING CROSS CITY SKYLINE VIEWS BEST ENJOYED FROM THE LOFT MASTER BEDROOM
- PERFECT FOR TGE YOUNG FAMILY FIRST TIME BUYERS OR PROFESSIONAL COUPLE ALIKE
- OFSTED RATED EXCELLENT SCHOOLING CATCHMENTS INCLUDING HUNTERS BAR AND HIGH STORRS SECONDARY
- CLOSE TO BOTH SHARROW VALE AND BANNER CROSS THAT OFFER UP NUMEROUS INDEPENDENT CAFES SHOPS EATERIES
- HEART OF ULTRA POPULAR BRINCLIFFE ON THE SOUTH WEST OF THE CITYON THIS WUIET FLAT RESIDENTIAL ROAD





Approx Gross Internal Area
107 sq m / 1153 sq ft




Cellar
Approx 13 sq m / 144 sq ft

Ground Floor
Approx 36 sq m / 391 sq ft

First Floor
Approx 33 sq m / 354 sq ft

Second Floor
Approx 25 sq m / 265 sq ft

 Denotes head height below 1.5m

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.


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