



Pen Nook Gardens Deepcar Sheffield S36 2TX
Guide Price £240,000

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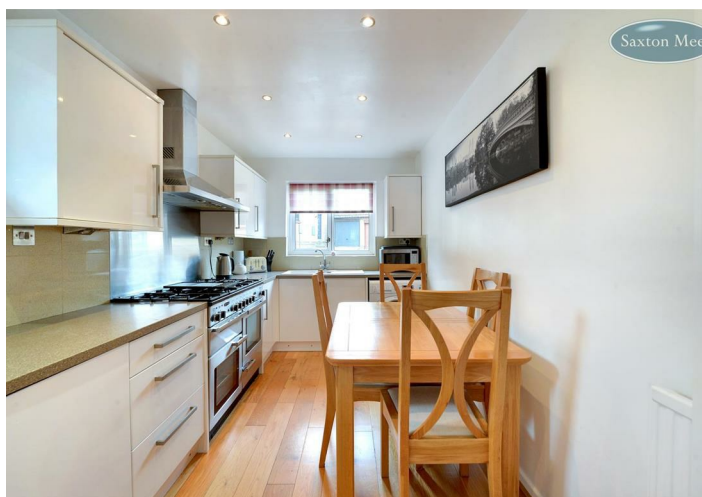
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GUIDE PRICE £240,000-£250,000 ** FREEHOLD ** NO CHAIN ** Situated on this quiet residential estate is this well presented three bedroom detached bungalow which enjoys a fully enclosed rear garden and benefits from uPVC double glazing, gas central heating and a driveway providing off-road parking for four cars. The property has been well-kept by the current owner and features a modern kitchen and good sized shower room.

Tastefully decorated throughout, the living accommodation briefly comprises: enter through a new composite door into the entrance hall with access into the loft space and a useful utility cupboard with housing for a tumble dryer and the wall mounted gas combination boiler. Further access into the kitchen/diner, lounge, the three bedrooms and the shower room. The kitchen/diner has a range of wall, base and drawer units with contrasting worktops which incorporate the sink and drainer. There is space for a Range cooker with extractor above, plumbing for a washing machine and space for a fridge freezer. The lounge has a bay window allowing natural light and a gas fire. The principal bedroom has fitted wardrobes and new uPVC French doors to the rear. Bedroom two is to the rear aspect. Bedroom three is to the side. The modern and contemporary shower room has a large shower enclosure, WC and wash basin set in a combination unit.

- THREE BEDROOM DETACHED BUNGALOW
- AMPLE OFF-ROAD PARKING
- FULLY ENCLOSED REAR GARDEN
- LOVELY REAR VIEWS
- LOUNGE WITH BAY WINDOW
- KITCHEN
- USEFUL UTILITY CUPBOARD
- PRINCIPAL BEDROOM WITH uPVC FRENCH DOORS
- FOX VALLEY SHOPPING CENTRE
- EASY ACCESS TO SHEFFIELD & THE MOTORWAY NETWORK





OUTSIDE

To the front is a block paved driveway which continues down the side of the property providing off-road parking for four cars. A gate opens to the fully enclosed rear garden which has a lawn, patio, seating area and garden shed.

LOCATION

Ideally located with excellent public transport links with connections to Sheffield City Centre and Barnsley Interchange. Motorway links. Good local schools. Stocksbridge Leisure Centre. Fantastic amenities in Stocksbridge itself including supermarkets including Co-op, Lidl and Aldi. Fox Valley Shopping Centre. Beautiful country walks in the Peak District and surrounding areas.

Funding of £24.1m has been unlocked to support a host of projects in Stocksbridge. The approval means that the Towns Fund projects – including the proposed £14.6m transformation of Stocksbridge town centre – can now move to the next stage in terms of planning and phasing the projects. The plans for the town include a transformation of Manchester Road with a new Library and Community Hub building at its heart. The development will house managed workspace as well as new community facilities. Investment in new paving and public realm in the town centre is also planned, as well as proposals for a shop front grant scheme to transform and regenerate the town's retail area. Other projects include improvements to sports, education and outdoor infrastructure.

MATERIAL INFORMATION

The property is Freehold and currently Council Tax Band C.

VALUER

Greg Ashmore MNAEA

Whilst we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property. 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. All plans, floor plans and maps are for guidance purposes only and are not to scale. Please note all measurements are approximate and should not be relied upon as exact. 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.

Ground Floor

Approx. 67.5 sq. metres (726.9 sq. feet)



Total area: approx. 67.5 sq. metres (726.9 sq. feet)

All measurements are approximate and to max vertical and horizontal lengths
Plan produced using PlanUp.

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