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93 Crookes

Crookes • Sheffield • S10 1UB

Guide Price £240,000 - £260,000

Situated in a popular and well-established residential location, this attractive three-bedroom, three-storey mid-terrace property offers spacious, light and airy accommodation, making it an ideal purchase for first-time buyers and young professionals alike. Beautifully presented throughout, the property has been fully refurbished by the current owners, including the installation of a new roof, creating a stylish and welcoming home ready to move straight into. Further benefits include a charming rear garden and convenient access to a range of local amenities. The living room is a particularly inviting space, decorated in soft pastel tones and complemented by neutral carpeting, creating a calm and relaxing atmosphere. An attractive oak mantle provides a lovely focal point, whilst the built-in storage within the alcoves offers practical additional space. Bespoke fitted shutters add a stylish finishing touch, and there is generous storage beneath the stairs. To the rear, the spacious dining kitchen is fitted with an attractive range of Shaker-style wall and base units, complemented by wood-effect worktops. There is an integrated oven, gas hob and space and plumbing for further appliances. The room comfortably accommodates a dining table, making it an ideal space for everyday living and entertaining, with a rear-facing door enjoying views over the garden. To the first floor, the principal bedroom is a good-sized double, enjoying plenty of natural light and presented in a modern, neutral style with complementary carpeting. The second bedroom offers a versatile space, ideal for use as a home office, study or occasional bedroom, and is finished in neutral décor with grey carpeting and bespoke shutters. The modern shower room is fitted with a contemporary suite, including a rainfall shower, with attractive partial wall tiling. Occupying the top floor is a particularly spacious and versatile double bedroom, enjoying dual-aspect windows which flood the room with natural light. This flexible space could equally lend itself to use as an additional reception room, hobby room or home office, depending on individual requirements. Externally, the rear garden provides an attractive and manageable outdoor space, featuring a paved patio area, partial lawn and characterful rustic brick wall. An ideal setting for outdoor dining, relaxing and enjoying the warmer months. Crookes is a highly regarded and popular suburb of Sheffield, particularly favoured by first-time buyers, professionals and families. The area offers an excellent range of independent shops, cafés, bars and everyday amenities, alongside well-regarded schools and convenient public transport links. Sheffield city centre, the universities and the hospitals are all readily accessible, whilst the nearby green spaces and countryside walks provide plenty of opportunities for outdoor recreation. With its strong community feel and excellent range of local facilities, Crookes remains a consistently sought-after place to call home.









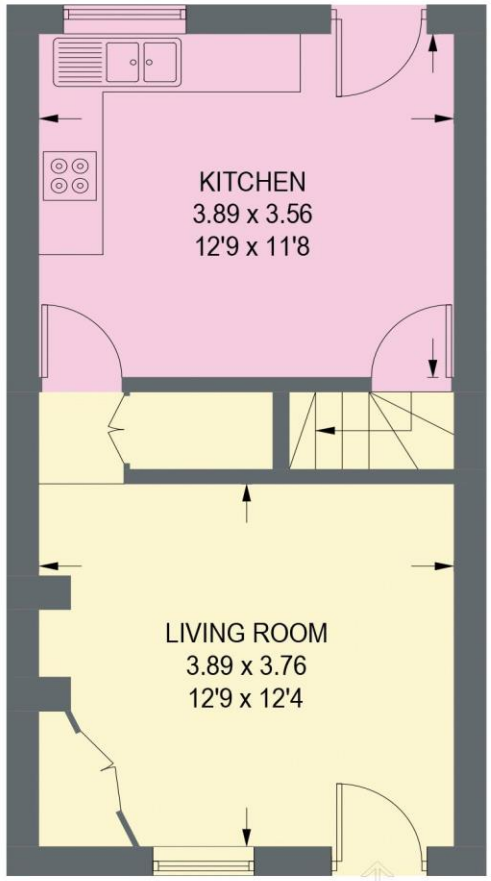
- Superb Mid Terrace In S10
- Fully Refurbished by Current Owner
- 3 Bedrooms & Modern Shower Room
- Modern Light & Airy Interior
- Spacious Dining Kitchen
- Arranged Over 3 Levels
- Popular Location in Crookes
- Attractive Low Maintenance Rear Garden
- Freehold
- Council Tax Band A, EPC C



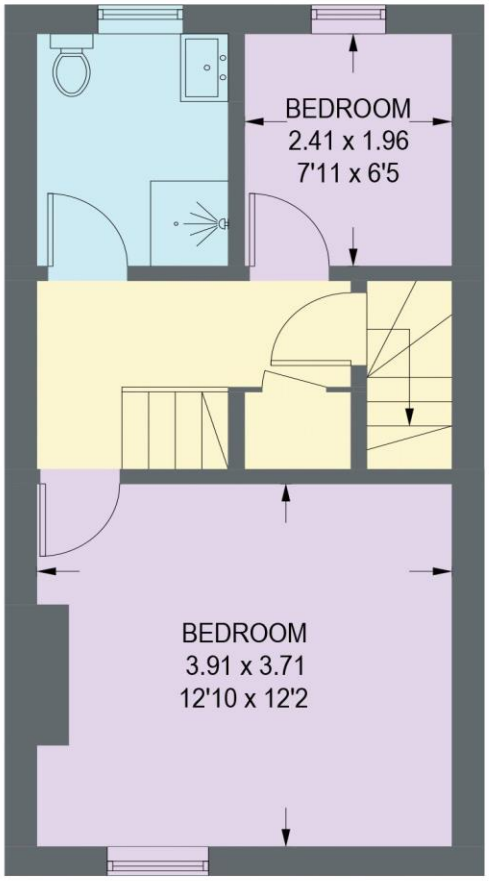

MORZINE

93 CROOKES

APPROXIMATE GROSS INTERNAL AREA = 88.4 SQ M / 951 SQ FT



GROUND FLOOR
33.0 SQ M / 355 SQ FT



FIRST FLOOR
32.8 SQ M / 353 SQ FT



SECOND FLOOR
22.6 SQ M / 243 SQ FT

Illustration for identification purposes only,
measurements are approximate, not to scale.

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.



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