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Woodhead Road, Sheffield

**BELVOIR!**

OIRO £200,000



### Key Features

- > Three Bedroom Terrace
- > Deceptively Spacious
- > Lounge, Dining Room, Kitchen and Cellar
- > Enclosed Rear Garden
- > Close To Amenities
- > Easy Access To The City
- > Tenure: Leasehold

Offered for sale with NO UPPER VENDOR CHAIN is this spacious extended THREE Bedroom terrace house. Located in a popular residential area which is close to the local amenities and within walking distance of the City centre.

We would urge a internal viewing to truly appreciate the spacious accommodation on offer .

Benefiting from gas central heating and double glazing, with the accommodation briefly comprising Entrance Hallway, Lounge, Dining Room, Kitchen, Cellar, Three Bedrooms and House Bathroom.



Outside is a front garden area and a enclosed rear garden area.

### Entrance Hallway

Having a front facing entrance door, original coving, cornicing, laminate flooring, a central heating radiator and a door gives access to the Cellar.

### Cellar

With a electric light, a useful storage area with a stone slab table.

### Lounge

Having a front facing bay window, with a feature fireplace with hearth, tiled back, coving, TV aerial point and a central heating radiator.

### Dining Room

Having a rear facing double glazed window, wood laminate flooring and a central heating radiator.



Having a rear facing window and a side facing external door. With a range of wall and base units with complimentary roll edge worktops with a inset sink, gas hob with a extractor fan over, electric oven, plumbing for a washing machine, tiled flooring, wall mounted Vaillant combination boiler and a central heating radiator. B

### First Floor Landing

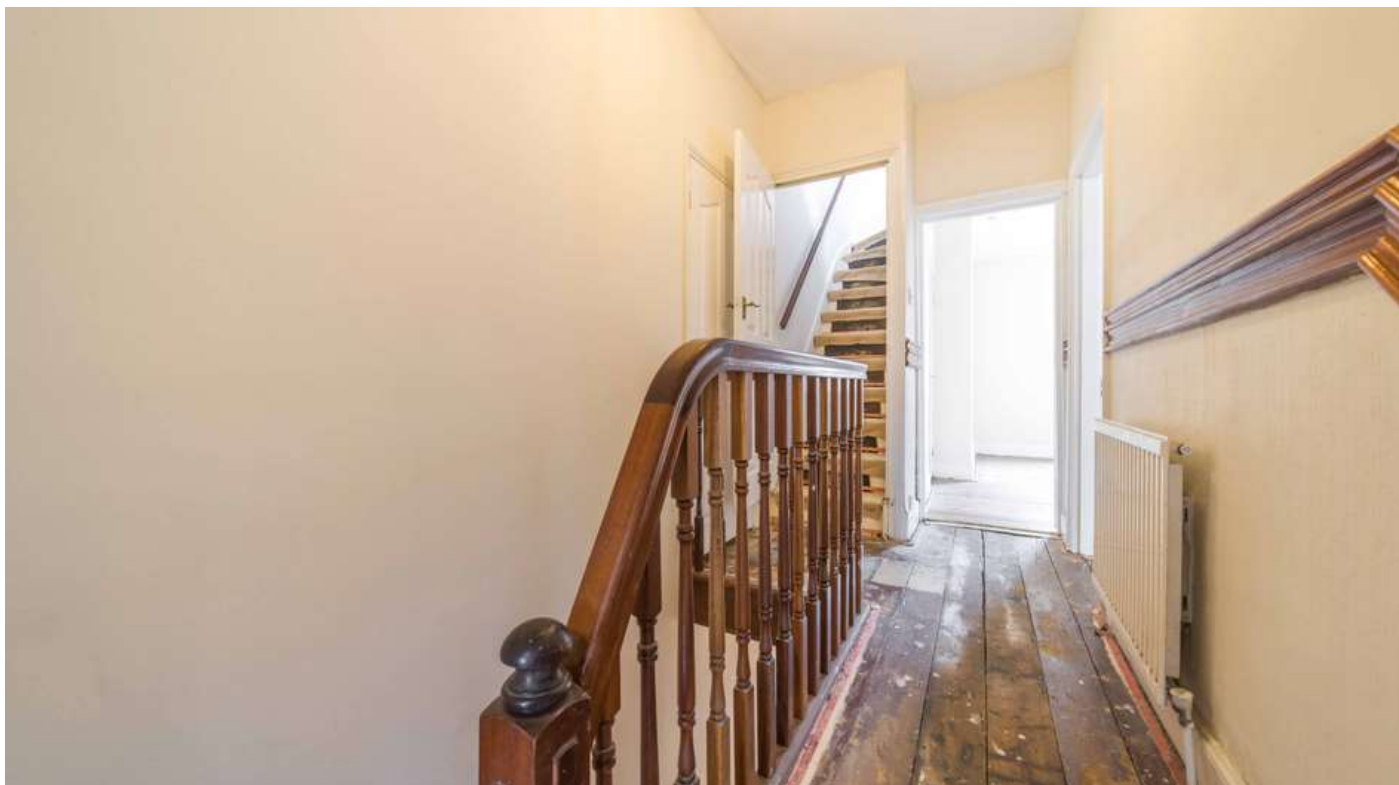
A staircase rises to the First Floor Landing, which has a storage cupboard and a central heating radiator.

### Bedroom One

Having a front facing window, a central heating radiator and a good sized storage cupboard.

### Bedroom Two

Having a rear facing window and a central heating radiator.



## Bathroom

Having a rear facing opaque window with panelled bath, low flush WC, wash hand basin, shower cubicle with shower over, tiled flooring, cladded ceiling, downlights, chrome towel radiator.

## Second Floor Landing

Having a storage cupboard and a central heating radiator

## Attic Bedroom

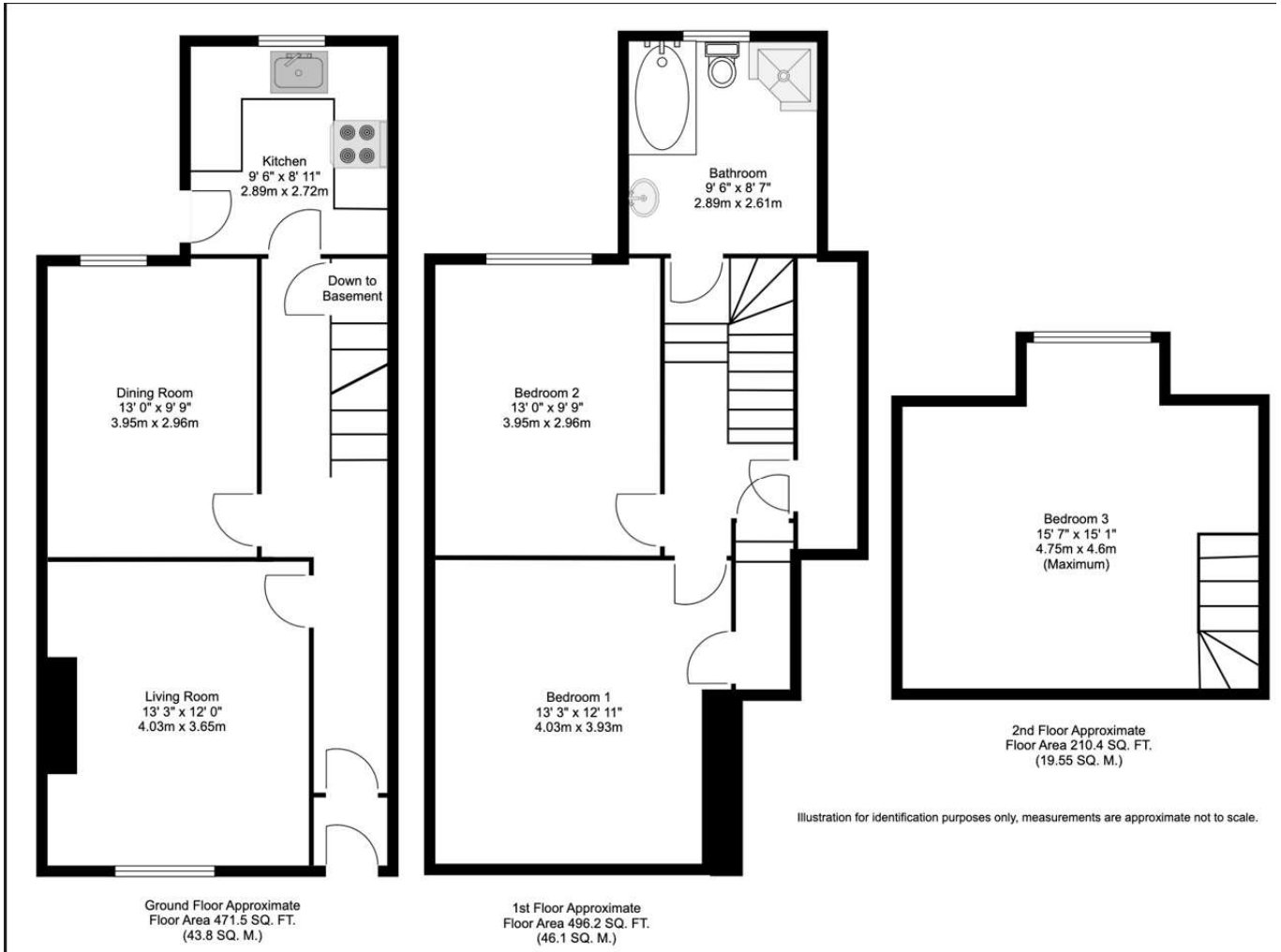
Having a rear facing window and a central heating radiator.

## Outside

To the front of the property is a small garden area, the rear garden has a good sized enclosed easy maintained garden area.

## Additional Information

\*Lease is 800 years from October 1866 \*Service Charge and Ground Rent is approximately £100 per annum  
\*Council Tax Band A \*As advised by Vendors



Contact us today to arrange a viewing...

# BELVOIR!

[www.belvoir.co.uk/offices/sheffield](http://www.belvoir.co.uk/offices/sheffield)

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