







54 Tadcaster Road

Woodseats • Sheffield • S8 0RB

£250,000

A light and airy three-bedroom semi-detached property situated on a popular road in the heart of Woodseats. Beautifully presented throughout with stylish neutral décor, the property benefits from full uPVC double glazing, modern gas central heating via a combi boiler, off-road parking and a landscaped south-westerly facing rear garden enjoying lovely open views towards the countryside on the south western fringes of the city. The accommodation briefly comprises an entrance lobby, a modern fitted kitchen, with matching wall and base units, complemented by a wood effect work surface, together with a breakfast bar and space for a family dining table. There is a spacious living room to the front, filled with natural light. To the first floor are 2 double bedrooms both immaculately presented, the rear having superb open views, and a well proportioned third bedroom together with a contemporary bathroom fitted with a stylish white suite. On the 1st floor landing is a cupboard, providing storage space and houses the modern Worcester combination boiler. Outside, the property enjoys a well-maintained and enclosed rear garden designed for ease of maintenance and outdoor entertaining. With a patio providing sitting out and entertaining space with steps down a level lawn surrounded by colourful shrub and plant borders. A driveway at the front provides off-road parking. Tadcaster Road is conveniently positioned within the ever-popular suburb of Woodseats, an area highly regarded for its excellent range of independent shops, cafés, supermarkets and amenities along Chesterfield Road. The property is well served by regular public transport links into Sheffield City Centre and benefits from easy access to Graves Park, local schools and the nearby Peak District, making it an ideal location for families and professionals alike.





- 3 Bedroom Semi Detached
- UPVC Double Glazing
- Modern Gas Central Heating
- Superbly Presented
- Landscaped Rear Garden

- Off Road Parking
- Open Views To The Rear
- Leasehold
- Council Tax - B
- EPC - TBC







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