



22 Parkhead Road, Ecclesall, Sheffield, S11 9RB



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Ecclesall

Offers Around

£725,000

A stunning, substantially extended magnificent five bedroom, two bathroom semi detached family home which must be viewed internally to do full justice. Sympathetically improved and beautifully decorated throughout to a high spec.

Reception hall, cloakroom, utility room, superb extended living kitchen, the kitchen area with granite work tops and central island opening through to a garden/family room with feature rear facing window overlooking the garden and French windows to southerly facing terrace. Fantastic large through sitting room with log burner stove and French window to terrace. First Floor: two double bedrooms and single bedroom, luxury family bathroom. Second Floor: spectacular master bedroom suite with high quality bespoke furniture by "My Father's Heart" and luxury en suite shower room. Single bedroom five. Outside: front garden, off road parking. To the rear, attractive landscaped garden with good aspect and two terraced areas.

Very sought after suburb and location and in a great catchment area for schools. Within easy access of the open countryside.



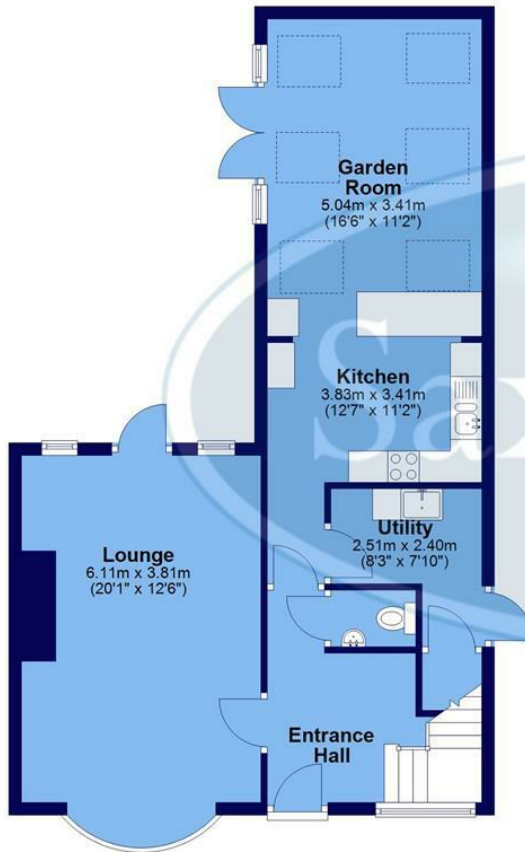
- Stunning Extended Family Home
- 5 Bedroom/2 Bathroom
- Upgraded to a Very High Standard & Beautifully Decorated
- Large Extended Living Kitchen & Great Garden/Family Room
- Fantastic Through Sitting Room with Wood Burning Stove
- Second Floor Master Bedroom Suite with Bespoke Furniture
- Great Catchment Area for Schools
- Very Sought After Suburb
- EPC Rating C
- Viewing: Banner Cross Office





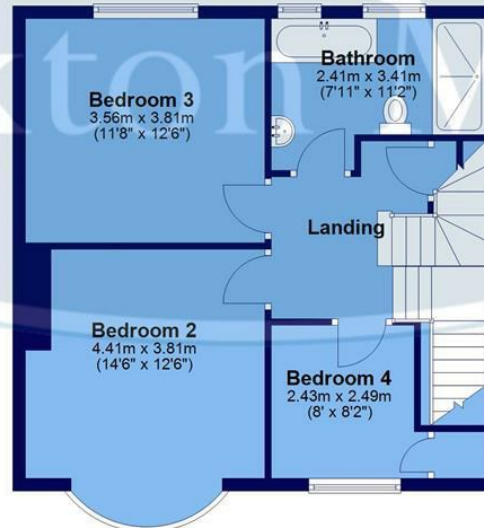
Ground Floor

Approx. 66.6 sq. metres (717.3 sq. feet)



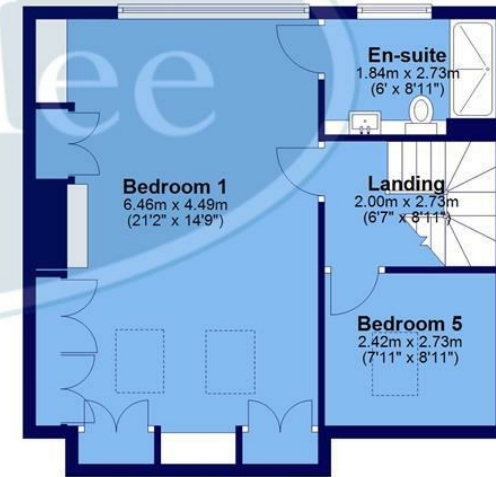
First Floor

Approx. 53.8 sq. metres (579.0 sq. feet)



Second Floor

Approx. 49.6 sq. metres (533.7 sq. feet)



Total area: approx. 170.0 sq. metres (1830.1 sq. feet)

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

While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, 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. Please note all the measurement details are approximate and should not be relied upon as exact. All plans, floor plans and maps are for guidance purposes only and are not to scale. 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. 'A Life Assurance policy may be requested.' 'Written Quotations of credit terms available on request.'

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