

Saxton Mee

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Eyam Road Crookes Sheffield S10 1UT
Offers Around £230,000



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**** FREEHOLD ** NO CHAIN **** Located in the highly popular area of Crookes is this three bedroom mid terrace property which has private west facing garden with no third party access, uPVC double glazing and gas central heating. The property is in need of some updating and ideal for the discerning purchaser to alter, adapt and update to their own tastes. Located just a short distance from a host of local shops, pubs, the University of Sheffield, Royal Hallamshire Hospital and in the catchment area of Lydgate Infant and Junior School and Tapton Secondary School. Set over three levels, the living accommodation briefly comprises front door which opens into the lounge with has the original coving, floorboards and a feature fireplace with a coal effect gas fire. A door opens into the inner lobby with access into the dining room which in turn leads into the kitchen. The dining room has access to the cellar being of similar size to the lounge. The kitchen has a range of units with a work top which incorporates the sink, drainer and the four ring hob. There is an integrated electric oven along-with housing for a dishwasher. From the inner lobby, a staircase rises to the first floor landing with access into two bedrooms and the bathroom. Double bedroom one to the front has a built in cupboard. The bathroom has a white suite with shower over the bath. A further staircase rises to the second floor and the attic bedroom which has stripped wooden floors and a Velux window to the rear.

- EARLY VIEWING ADVISED - NO CHAIN
- THREE BEDROOM MID TERRACE
- PRIVATE, WEST FACING REAR GARDEN
- IN NEED OF MODERNISATION WITH HUGE POTENTIAL
- LOUNGE, DINING ROOM & KITCHEN
- CELLAR
- SOUGHT-AFTER-LOCATION
- GOOD LOCAL AMENITIES
- WELL REGARDED LOCAL SCHOOLS
- EASY ACCESS TO SHEFFIELD CITY CENTRE, UNIVERSITIES & CENTRAL HOSPITALS





OUTSIDE

To the rear is a private west facing garden with no third party access.

LOCATION

Situated in the sought after area of Crookes which benefits from an array of local amenities including butchers, bakers, greengrocers, beauty salons and hairdressers. A good selection of pubs, restaurants and takeaways. Supermarkets. Easy access to Sheffield City Centre. Good public transport links. Well regarded local schools.

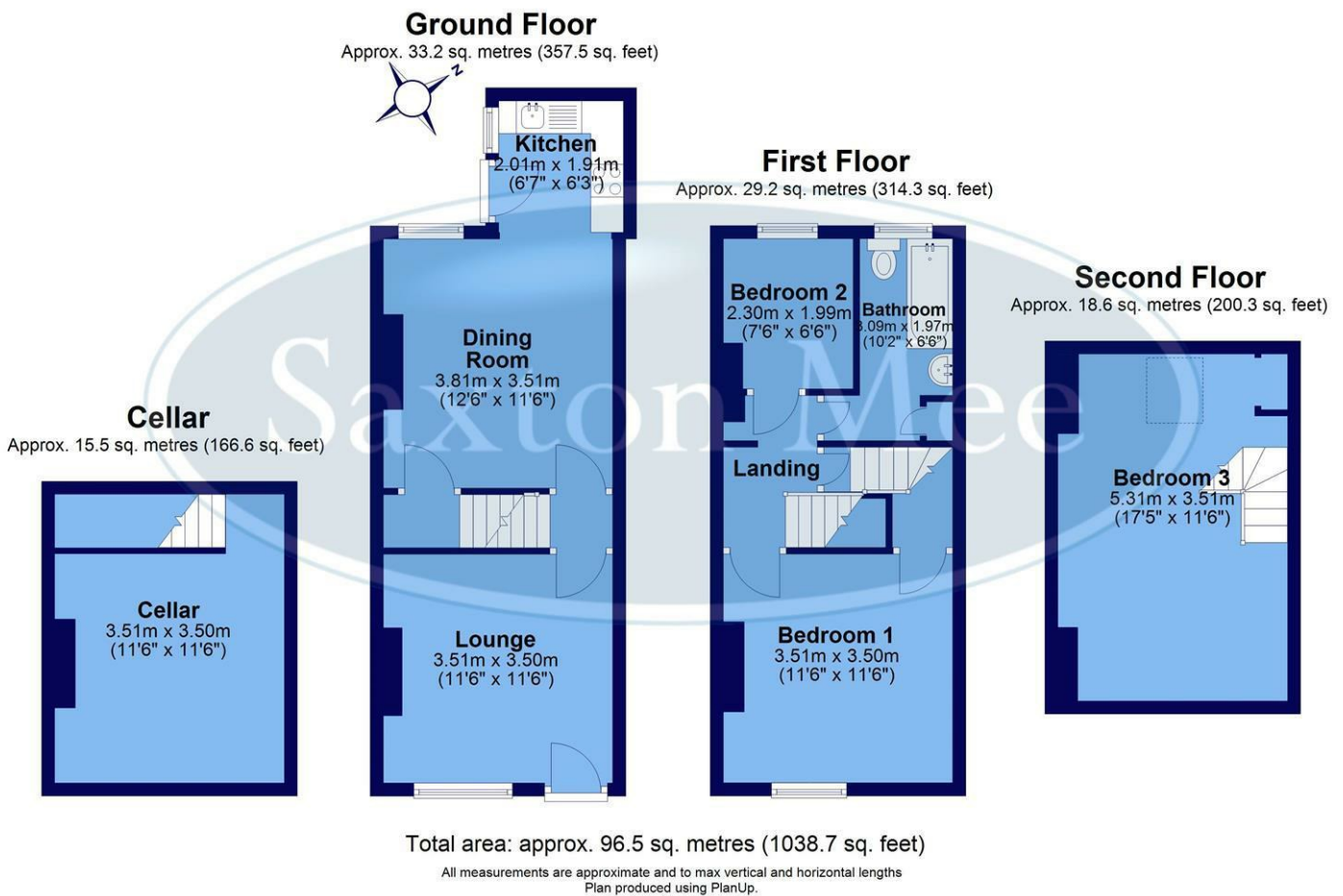
MATERIAL INFORMATION

The property is Freehold and currently Council Tax Band A.

VALUER

Chris Spooner

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.



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