

Saxton Mee



Shore Lane Sheffield S10 3BX
Price £749,950



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TAPTON COURT | EAST LODGE

Beautifully converted three bedroom detached home, arranged over two floors with private garden and dedicated parking for two vehicles.

Bright and spacious dining/living room with bi-folding doors leading to the generously sized private garden.

With separate bespoke kitchen/breakfast, including integrated appliances.

The ground floor offers two double bedrooms, accompanied by the luxury family bathroom.

On the first floor the Master bedroom comes complete with dressing area and en-suite.

East Lodge also includes a downstairs powder room and ample storage off the main hall.

TAPTON COURT DEVELOPMENT

Tapton Court comprises a collection of beautifully converted historic buildings and just three originally designed new homes. Situated within 3.5 acres of mature walled grounds just a short drive from Sheffield city centre, Tapton Court offers great local amenities and night life.

- NOW AVAILABLE TO PURCHASE OFF-PLAN
- SYMPATHETICALLY CONVERTED CHARACTER HOME
- LIGHT FILLED OPEN PLAN CONTEMPORARY LIVING AREA
- BI-FOLDING DOOR LEADING TO THE GENEROUS PRIVATE GARDEN
- BESPOKE KITCHEN INCLUDING INTEGRATED APPLIANCES
- THREE DOUBLE BEDROOMS, MASTER COMPLETE WITH EN-SUITE
- DEDICATED PARKING FOR 2 VEHICLES
- DOWNSTAIRS POWDER ROOM
- AMPLE STORAGE SPACE
- CLOSE TO CENTRAL SHEFFIELD & EXCELLENT TRANSPORT LINKS





LOCATION

Despite its city location it's also just a 4 minute drive to Sheffield's Botanical Gardens, which are listed by English Heritage as a Grade II site of special historic and architectural interest as well as a collection of linked parks and woods.

If you are willing to drive just a little further you are also minutes away from some of the Peak Districts most noted locations such as Mam Tor, Jacobs Ladder, Kinder Scout, Blue John cavern and Ladybower Reservoir for all you nature lovers.

By car, the A57 takes you on a lovely scenic route across the peak district to Manchester and there are also frequent bus services operating between Fulwood Road (just a minute walk away) and Sheffield.

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.



LOWER LEVEL

Living / Dining	8230 x 4540	(27' 0" x 14' 11")
Kitchen / Breakfast	5695 x 3365	(18' 8" x 11' 0")
Bedroom 2	3390 x 2620	(11' 1" x 8' 7")
Bedroom 3	3560 x 2690	(11' 8" x 8' 10")
Bathroom	2395 x 1700	(7' 10" x 5' 7")
Powder Room	1855 x 940	(6' 1" x 3' 1")

UPPER LEVEL

Master Bedroom	5370 x 4435	(17' 7" x 14' 7")
Master En-suite	2450 x 1825	(8' 0" x 6' 0")

Tapton Court - East Lodge floor plan. The P J Livesey Group reserve the right to amend or change this plan at any time.

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Hillsborough	82 Middlewood Road, Sheffield S6 4HA	T: 0114 231 6055
Stocksbridge	462 Manchester Road, Sheffield S36 2DU	T: 0114 287 0112

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