

Saxton Mee



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Melbourne Road Stocksbridge Sheffield S36 1EF
Guide Price £230,000



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GUIDE PRICE £230,000-£240,000 Occupying a prominent position on this good size plot and located on this popular residential estate is this larger than average, four bedroom, semi detached Villa which enjoys gardens to the front, side and rear. The property boasts original features and benefits from a driveway, garage, uPVC double glazing and gas central heating throughout. In brief, the living accommodation comprises of new composite entrance door which opens into the spacious entrance hall. Access to the two reception rooms and the kitchen/breakfast room. The lounge has a large front window which fills the room with natural light and benefits from a cast iron multi-fuel stove, exposed brick chimney breast and attractive hearth. Kitchen/breakfast room having a range of wall, base and drawer units with a work surface which incorporates the sink, drainer and the four ring gas hob with extractor above. Integrated electric oven, housing and plumbing for a washing machine and space for fridge freezer. Breakfast bar area. Rear entrance lobby. Double doors open into the dining room with feature cast iron fire (not tested). From the entrance hall a staircase rises to the first floor landing with access into the useful loft space, the four bedrooms and the newly fitted bathroom comprising bath with overhead shower, WC and wash basin.

- VIEWING ESSENTIAL
- FOUR BEDROOMS
- OFF ROAD PARKING & GARAGE
- GOOD SIZE PLOT WITH GARDENS TO THE FRONT, SIDE & REAR
- IDEAL FAMILY HOME





OUTSIDE

To the front is a low wall enclosing the lawn garden, a gate and path leads to the entrance door. The garden continues round the side of the property and includes an artificial lawn, parking for two cars and the larger than average detached garage which benefits from electric and lighting. Wood store.

LOCATION

Ideally located with excellent public transport links with connections to Sheffield City Centre, Middlewood Tram Stop and Barnsley Interchange. Motorway links. Good local schools. Stocksbridge Leisure Centre. Fantastic amenities in Stocksbridge itself including an array of local amenities, supermarkets including Co-op, Lidl and Aldi. Fox Valley Shopping Centre. Beautiful country walks in the Peak District and surrounding areas.

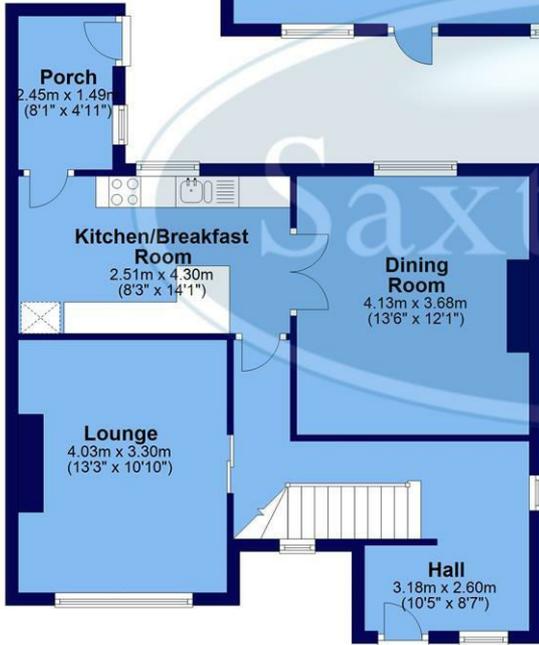
VALUER

Greg Ashmore MNAEA

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.

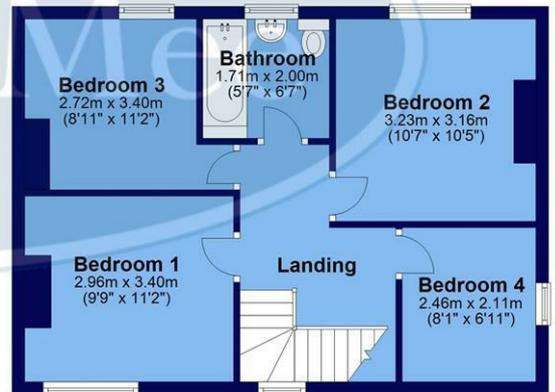
Ground Floor

Main area: approx. 57.2 sq. metres (615.6 sq. feet)
Plus garages: approx. 21.2 sq. metres (227.7 sq. feet)



First Floor

Approx. 46.7 sq. metres (502.8 sq. feet)



Main area: Approx. 103.9 sq. metres (1118.4 sq. feet)
Plus garages, approx. 21.2 sq. metres (227.7 sq. feet)

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