



Jeffery Crescent Deepcar Sheffield S36 2QT
Guide Price £150,000

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GUIDE PRICE £150,000-£155,000 ** FREEHOLD ** NO CHAIN ** A three-bedroom semi-detached property offering excellent potential for buyers looking to create a home to their own taste. The property requires updating but benefits from off-road parking, a generously sized south-facing rear garden, uPVC double glazing and gas central heating.

A uPVC front entrance door opens into the entrance hall, which provides access to the ground-floor accommodation and features a useful under-stairs storage cupboard. The kitchen is fitted with a range of units with complementary work surfaces incorporating a sink and drainer. Integrated appliances include an electric oven and four-ring hob with extractor above. There is also space and plumbing for a washing machine, together with the gas central heating boiler, which is understood to be approximately three years old. A uPVC side entrance door provides external access. The dining room has uPVC French doors opening directly onto the garden and providing plenty of natural light. To the front of the property is a well-proportioned lounge, featuring a large window and fireplace with the former gas supply currently capped off.

The first-floor landing provides access to three bedrooms, the family bathroom and loft space. The principal bedroom is a good-sized double room positioned to the front of the property and benefits from fitted cupboards. Bedroom two is another double room overlooking the rear garden, while bedroom three is positioned to the front. The family bathroom is fitted with a three-piece suite comprising a bath with electric shower, shower attachment, WC and wash basin.

- THREE-BEDROOM SEMI-DETACHED HOME
- POPULAR STOCKSBRIDGE LOCATION
- REQUIRES UPDATING AND MODERNISATION
- EXCELLENT POTENTIAL FOR IMPROVEMENT
- GOOD-SIZED SOUTH-FACING REAR GARDEN
- OFF-ROAD PARKING
- TWO DOUBLE BEDROOMS
- SEPARATE LOUNGE AND DINING ROOM
- UPVC DOUBLE GLAZING
- GAS CENTRAL HEATING





OUTSIDE

To the front of the property, a low-level wall and picket fencing enclose a lawned garden, with the additional benefit of off-road parking. To the side of the property are two outbuildings, providing excellent storage potential.

To the rear is an enclosed, south-facing garden, thoughtfully arranged to offer a combination of lawn, patio and a seating area.

LOCATION

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

Funding of £24.1m has been unlocked to support a host of projects in Stocksbridge. The approval means that the Towns Fund projects – including the proposed £14.6m transformation of Stocksbridge town centre – can now move to the next stage in terms of planning and phasing the projects. The plans for the town include a transformation of Manchester Road with a new Library and Community Hub building at its heart. The development will house managed workspace as well as new community facilities. Investment in new paving and public realm in the town centre is also planned, as well as proposals for a shop front grant scheme to transform and regenerate the town's retail area. Other projects include improvements to sports, education and outdoor infrastructure.

MATERIAL INFORMATION

The property is Freehold and currently Council Tax Band A.

VALUER

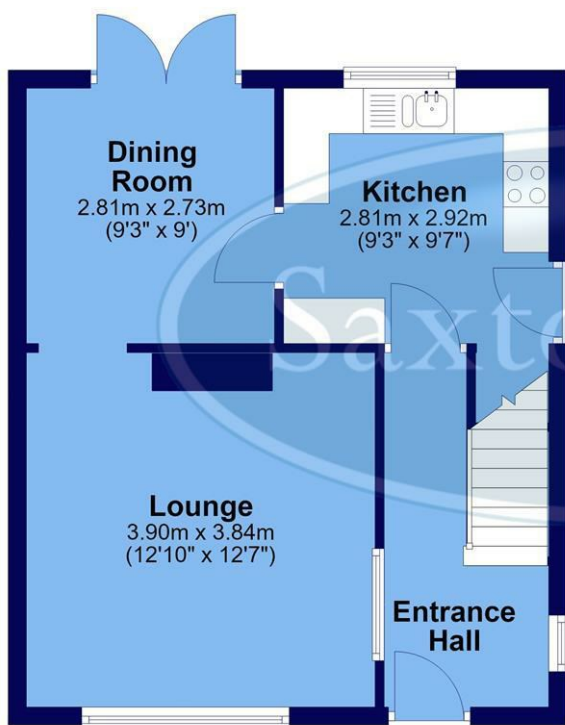
Greg Ashmore MNAEA

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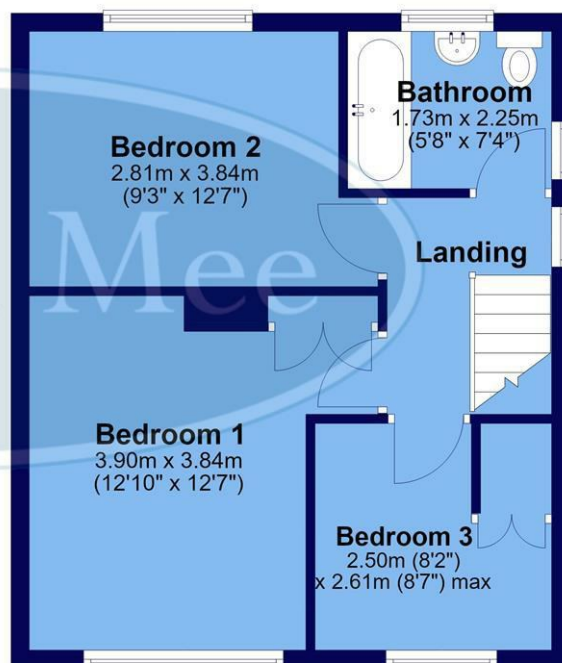
Ground Floor

Approx. 39.2 sq. metres (422.0 sq. feet)



First Floor

Approx. 39.2 sq. metres (422.0 sq. feet)



Total area: approx. 78.4 sq. metres (844.0 sq. feet)

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

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	