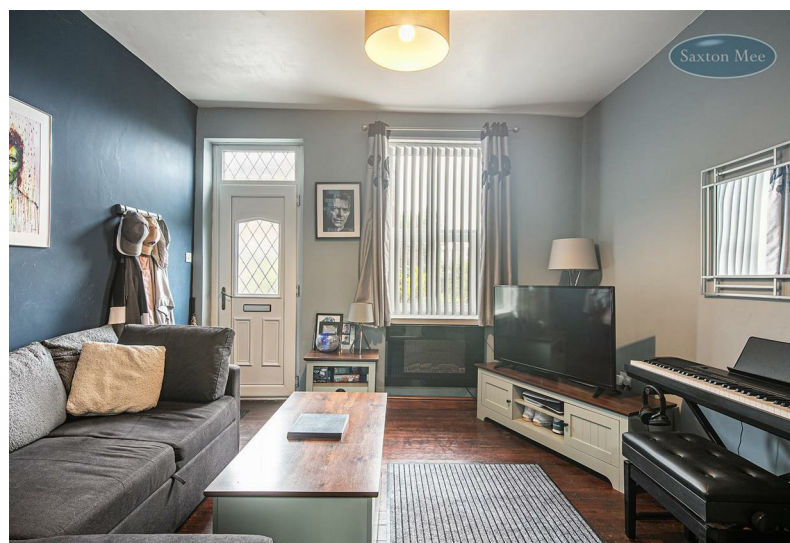




Whitwell Crescent Stocksbridge Sheffield S36 1GD
Offers In The Region Of £150,000

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**** FREEHOLD **** Situated on this popular residential road, this attractive three-bedroom mid-terraced property offers well-proportioned accommodation arranged over three floors. The property benefits from an off-shot utility room and bathroom, uPVC double glazing and gas central heating, making it an ideal home for a range of buyers.

The ground floor is accessed via a front entrance door which opens into a welcoming lounge, featuring an electric fire. To the rear is a kitchen/dining room, fitted with a range of units complemented by contrasting work surfaces incorporating a sink. There is also provision for a range-style cooker. An opening leads through to a useful utility room, which provides additional fitted units, housing and plumbing for a washing machine, space for an American-style fridge freezer and the recently installed gas boiler. A uPVC rear entrance door provides access to the outside.

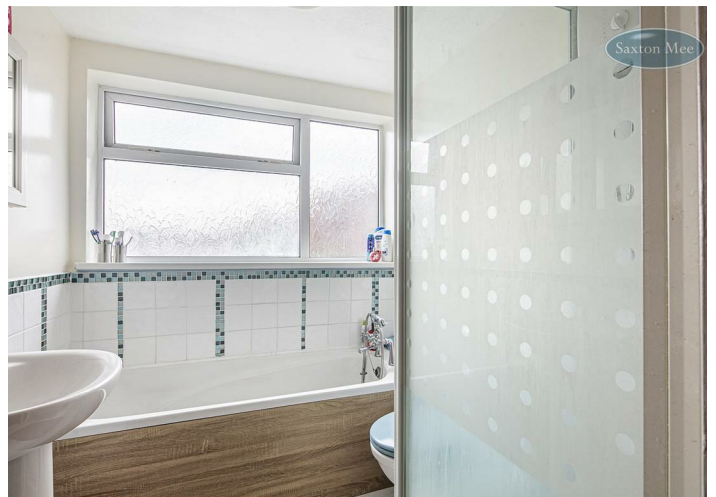
A spiral staircase rises from the kitchen to the first floor, where there are two bedrooms and the family bathroom. Bedroom one is a generously proportioned double bedroom, offering ample space for bedroom furniture. The four-piece family bathroom comprises a panelled bath with mixer tap, separate shower cubicle, WC and wash hand basin.

To the second floor is bedroom three, a spacious attic-style double bedroom featuring two Velux windows, providing plenty of natural light, together with useful eaves storage.

Overall, this is a well-presented three-bedroom home offering versatile accommodation over three floors, with the added benefit of a useful utility area and four-piece bathroom.

- THREE BEDROOM TERRACE
- OPEN PLAN KITCHEN/DINER WITH UTILITY ROOM
- LOUNGE WITH ELECTRIC FIRE
- FOUR PIECE SUITE BATHROOM
- FOX VALLEY SHOPPING CENTRE
- AMENITIES & LOCAL SCHOOLS
- EASY ACCESS TO SHEFFIELD & MOTORWAY NETWORKS





OUTSIDE

A low stone wall encloses the front forecourt, with steps leading to the main entrance door. To the rear, the property benefits from a paved patio area and a useful garden shed.

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

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

Approx. 33.2 sq. metres (357.3 sq. feet)



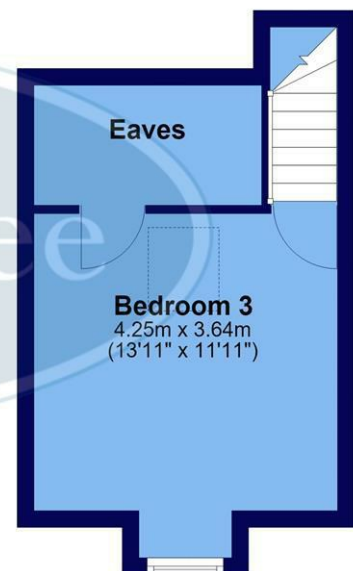
First Floor

Approx. 30.8 sq. metres (331.3 sq. feet)



Second Floor

Approx. 19.8 sq. metres (213.2 sq. feet)



Total area: approx. 83.8 sq. metres (901.8 sq. feet)

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

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