



Spencer.

27, Raven Road, Sheffield, S7 1SB

## Buy —

this delightful, three bedroom, semi-detached home located on a quiet no through road, with enclosed and private rear garden within the sought after suburb of Nether Edge.

— from *Spencer.*

- Available with no onward chain
- Three bedroom semi detached home
- Open plan lounge diner with double aspect
- Modern well fitted Kitchen
- Contemporary family bathroom
- Enclosed rear garden
- Quiet no through road
- Council Tax Band-B
- EPC Rating-C
- What3words///party.free.proud



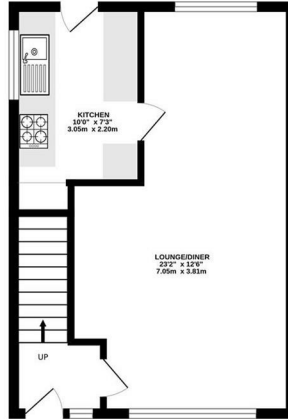
Offers Around

**£280,000**

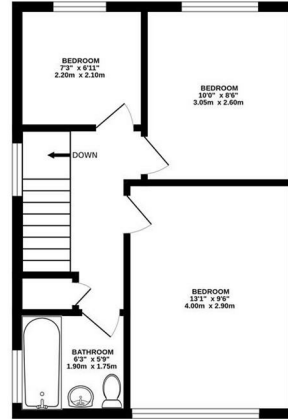


# Floorplan

GROUND FLOOR  
364 sq.ft. (33.8 sq.m.) approx.



1ST FLOOR  
364 sq.ft. (33.8 sq.m.) approx.



TOTAL FLOOR AREA : 729 sq.ft. (67.7 sq.m.) approx.

While every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee is given as to their operability or efficiency can be given.  
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Viewing: Via the Agents  
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