

Birchholme, 38 Devonshire Road, Sheffield, S17 3NT

Bircholme, 38 Devonshire Road

Sheffield, S17 3NT

Description

With period homes in Dore being something of a rarity 'Bircholme' will be sure to attract the interest of the more discerning buyer. Offering a wealth of accommodation that is laid out over three floors and having generous room sizes that are typical of the Victorian era, this really is a superb family home. The property is set well back from the road on a generous plot with attractive and mature gardens to both the front and rear, there is also plenty of room to consider extending the already spacious living space via extensions to the side and rear (if required), subject to consent. Dore is a very popular village that is located on the very edge of the city limits, the area is a firm favourite with the family market as it has some of the very best schooling in the south west sector and these are combined with a superb range of amenities. Dore and Totley train station provides speedy links into the centres of both Manchester and Sheffield for commuters, there are a number of sports clubs (golf, cricket, tennis and rugby) close by and the numerous public houses, restaurants and cafes combine to create a thriving social scene for the residents of S17 to enjoy.

- Six good double bedrooms, one of which is utilised as a home office, ideal for those working from home.
- Welcoming reception hall with attractive, corbelled arch.
- Large sitting room with moulded coving to the loft ceiling and a walk in bay window.
- Dining room overlooking the sunny front garden and having stripped floorboards.
- Modern fitted kitchen adjacent to the utility room and ground floor W.C (perfect for knocking though if required).
- Two bathrooms with modern fixtures and fittings.
- Off road parking for several cars including a carport and storage garage beyond.
- Beautiful gardens to both the front and rear .
- Close to some of the cities finest schools.
- Freehold and no onward chain.. Tax Band F/ EPC rating D.





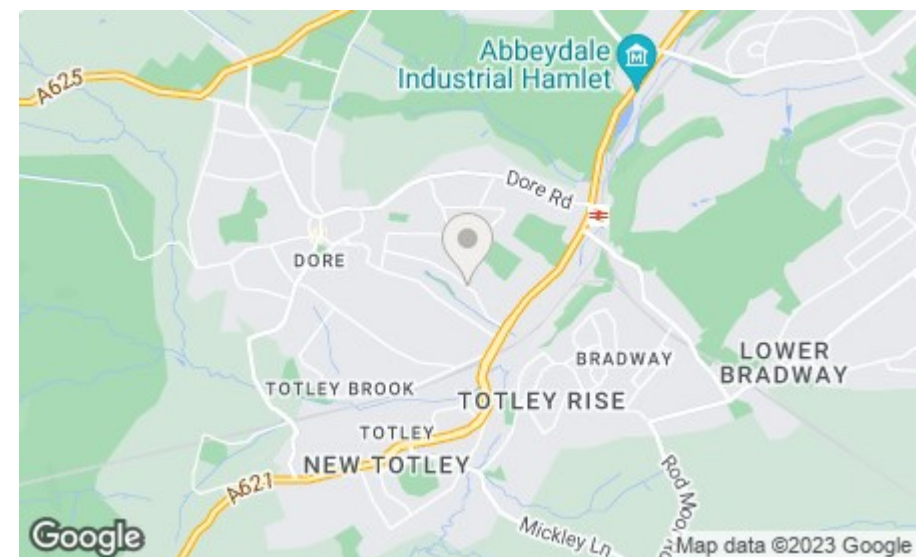


THE CELLARS AND GARAGE ARE NOT INCLUDED IN THE TOTAL FLOOR AREA

TOTAL FLOOR AREA: 2336sq.ft. (217.0 sq.m.) approx.

Whilst 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 as to their operability or efficiency can be given.

Made with Metropix ©2022



Bakewell
3 Royal Oak Place
Matlock Street
Bakewell DE45 1HD
T: 01629 700699
E: bakewell@elr.co.uk

Banner Cross
888 Ecclesall Road
Banner Cross
Sheffield S11 8TP
T: 01142 683388
E: bannercross@elr.co.uk

Dore
33 Townhead Road
Sheffield
S17 3GD
T: 0114 2362420
E: dore@elr.co.uk

Hathersage
Main Road, Hathersage
Hope Valley
Derbyshire S32 1BB
T: 01433 651888
E: peakdistrict@elr.co.uk

Rotherham
149 Bawtry Road
Wickersley
Rotherham S66 2BW
T: 01709 917676
E: wickersley@elr.co.uk

**EADON
LOCKWOOD
& RIDDLE**
ESTD 1840

All rooms have been measured with electronic laser and are approximate measurements only. None of the services to the above property have been tested by ourselves, and we cannot guarantee that the installations described in the details are in perfect working order. Eadon Lockwood & Riddle for themselves, and for the vendors or lessors, produce these brochures in good faith, and are a guideline only. They do not constitute any part of a contract and are correct to the best of our knowledge at the time of going to press.