



18, Fulton Road, Sheffield, S6 3JN

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Description

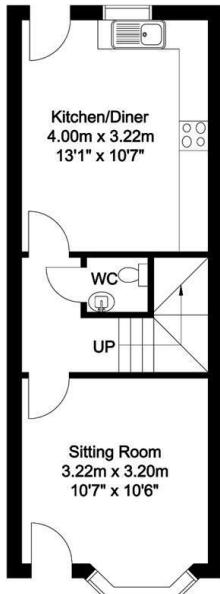
A modern, end terraced house, constructed approximately 10 years ago and offering a deceptively spacious range of accommodation that is laid out over three floors. The accommodation is complemented by the larger than average rear garden and the property will appeal to both the owner occupier market and those wishing to buy to let. The property has previously been let to students for an annual return of £1600 per month (£19,200 p/a) and comprises four double bedrooms alongside an open plan kitchen, front lounge and bathroom. The location is ideal for students, being a short walk away from the university and the main city hospitals and city centre are also found within a short walk or drive. For the owner/occupier market the close proximity of beautiful parks, shops, restaurants and highly regarded local schools will also appeal.

- Four double bedrooms.
- Sitting room.
- Dining kitchen.
- Modern bathroom and ground floor W.C.
- Private rear garden.
- Annual returns of £19,200 when let.
- Freehold.
- No onward chain.
- Convenient location, close to schools, amenities and the university.
- Modern double glazing and heating system.

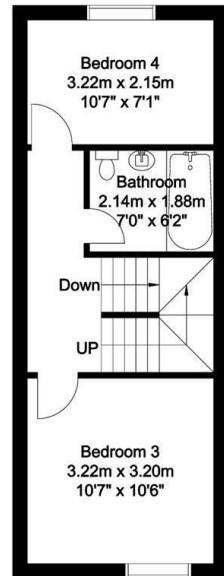




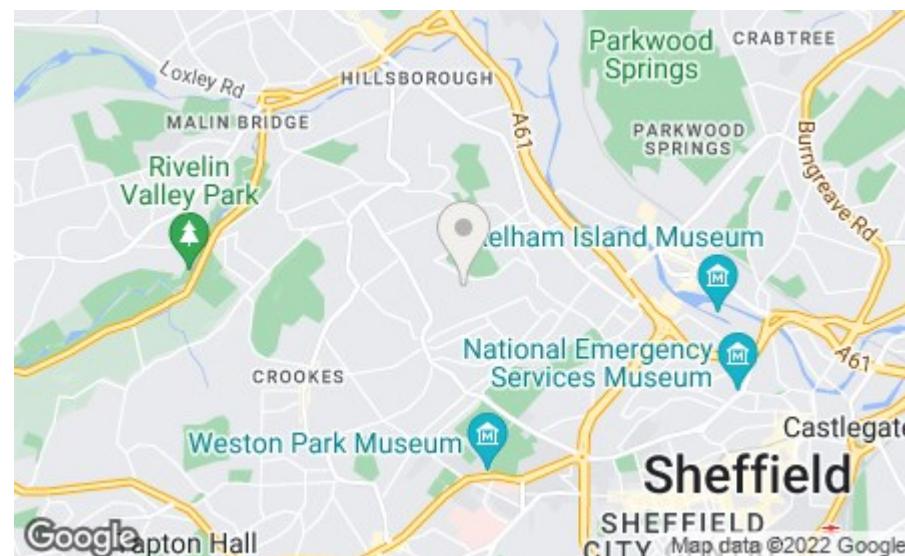
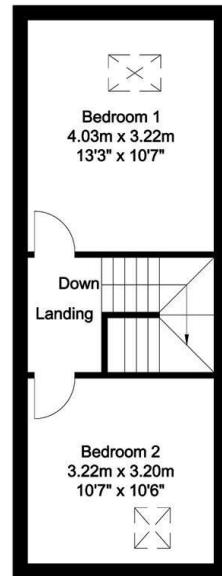
Ground Floor
31 sq m/333.68 sq ft
Approx.



First Floor
30 sq m/322.91 sq ft
Approx.



Second Floor
30 sq m/322.91 sq ft
Approx.



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, no responsibility is taken for incorrect measurements of doors, windows, appliances and room or any error, omission or misstatement. Exterior and interior walls are drawn to scale based on interior measurements. Any figure given is for initial guidance only and should not be relied on as a basis of valuation. These plans are for marketing purposes only and should be used such by any prospective purchaser. Specially no guarantee is should not be relied on as a basis of valuation. These plans are for marketing purposes only and should be used such by any prospective purchaser. Specially no guarantee is given on the total square footage of the property in quoted this plan.
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