



129 Yew Lane

Ecclesfield, Sheffield, S5 9AP

Offers In The Region Of

£75,000



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129 Yew Lane



Description

CASH BUYERS ONLY*****OPEN VIEWING, PLEASE VISIT ANYTIME BETWEEN 11 A.M UNTIL 12 NOON ON SATURDAY THE 18TH SEPTEMBER - NO NEED TO BOOK VIA THE OFFICE*****

A post war, detached, prefab bungalow which is situated back from the main road on a good plot opposite rolling fields and representing an exciting opportunity for demolition and the erection of a new build property (subject to planning and regs).

- No onward chain.
- Generous plot.
- Cash buyers only due to lending restrictions.
- Gas mains and water connection.
- Huge potential for development (subject to regs).





Ground Floor
64 sq m/688.89 sq ft
Approx.

Outbuilding
3 sq m/32.29 sq ft
Approx.

Bedroom 1
3.62m x 3.20m
11'11" x 10'6"

Bedroom 2
3.62m x 3.12m
11'11" x 10'3"

Bathroom
2.70m x 2.31m
8'10" x 7'7"

Kitchen
3.20m x 2.89m
10'6" x 9'6"

Lounge
4.61m x 3.12m
15'1" x 10'3"

Entrance Hall

Store
2.45m x 1.40m
8'0" x 4'7"

Cup

Cup

Cup

Cup


Cup

Void

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Please contact our ELR Banner Cross Office on 0114 268 3388 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Rating		
	Current	Potential
<p><i>Very energy efficient - lower running costs</i></p> <p>(92 plus) A</p> <p>(81-91) B</p> <p>(69-80) C</p> <p>(55-68) D</p> <p>(39-54) E</p> <p>(21-38) F</p> <p>(1-20) G</p> <p><i>Not energy efficient - higher running costs</i></p>		
England & Wales		EU Directive 2002/91/EC 
Environmental Impact (CO ₂) Rating		
	Current	Potential
<p><i>Very environmentally friendly - lower CO₂ emissions</i></p> <p>(92 plus) A</p> <p>(81-91) B</p> <p>(69-80) C</p> <p>(55-68) D</p> <p>(39-54) E</p> <p>(21-38) F</p> <p>(1-20) G</p> <p><i>Not environmentally friendly - higher CO₂ emissions</i></p>		
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