



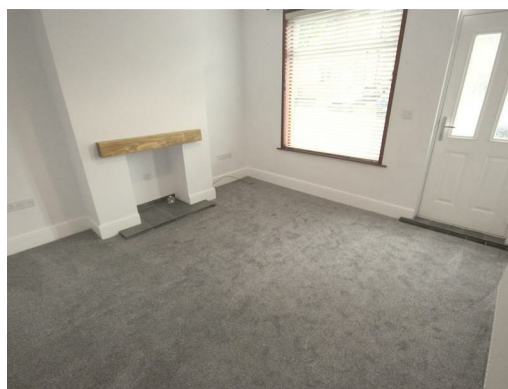
Tadcaster Road, Sheffield S8 ORA

£1,000 Per Calendar Month

SK Estate Agents are delighted to offer to the market to LET and AVAILABLE from 10.04.2026 this immaculately presented, three bedroomed, terraced property located in the ever popular neighbourhood of Woodseats, situated just a short distance from good local shops and cafes on Chesterfield Road, Graves Park and good primary and secondary schools. The recently refurbished accommodation briefly comprises: lounge, kitchen/diner, cellar three good sized bedrooms, bathroom and rear garden.

A viewing is highly advised to appreciate the high standard of property on offer.

No pets, No smokers, No sharers.



Entrance

Entry via front facing composite and glazed door into lounge.

Lounge

A good sized and neutrally decorated lounge having newly laid carpeted flooring, large front facing UPVC double glazed window, gas central heating radiator and decorative ceiling coving.

(Blind, curtain pole and light shade included.)

Hallway

Having carpeted flooring and stairs rising to first floor. Useful coat hooks.

Open Plan Kitchen/Diner

A modern kitchen fitted with a good range of shaker style wall and base units with wood effect laminate work surfaces incorporating sink with drainer and mixer tap, and 4 ring induction hob, with electric oven below and extractor hood above. Featuring integrated fridge and freezer and also having washing machine.

Rear and side facing UPVC double glazed windows (side window with blind included) and side facing composite door providing access to the rear garden.

The dining area provides ample space for freestanding furniture, has a large rear facing UPVC double glazed window providing ample natural light, and gas central heating radiator. (Fitted blind included.)

Cellar

Door to cellar head with storage shelves and access to cellar.

First Floor Landing

With carpeted flooring and stairs rising to second floor.

Bedroom One

Principal bedroom with newly laid carpeted flooring, gas central heating radiator and ample space for freestanding furniture. UPVC double glazed window.

(Blind, curtain pole and light shade included.)

Bedroom Three

A further good sized double bedroom boasting walk-in storage cupboard. Having large rear facing UPVC double glazed window with views over the garden, carpeted flooring and gas central heating radiator. (Blind and curtain pole included.)

Bathroom

Beautifully presented bathroom with modern three piece white suite comprising: panelled bath with thermostatic shower over and screen to one side, vanity sink unit with mixer tap and mirrored cabinet above, and low flush WC.

Featuring extra large chrome heated towel rail, side facing UPVC double glazed obscured glass window, vinyl flooring and cupboard housing the combination boiler. (Wall mounted mirror and freestanding tall storage cupboard included.)



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Attic Bedroom Two

Incredible attic space providing space for a further double bedroom. Having spot lighting, large rear facing Velux window, newly laid carpeted flooring and gas central heating radiator. Ample storage to both eaves spaces.

Outside

To the front is on road parking.

To the rear of the property lies a low maintenance garden with space for outdoor seating.



In accordance with the Property Misdescriptions Act (1991) we have prepared these property particulars as a general guide to a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and the specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings.

Lease details, ground rent and service charges (where applicable) are given as a guide only and should be checked by your solicitor prior to exchange of contracts. The copyright of all details, photographs and floor plans remains that of SK Estate Agents



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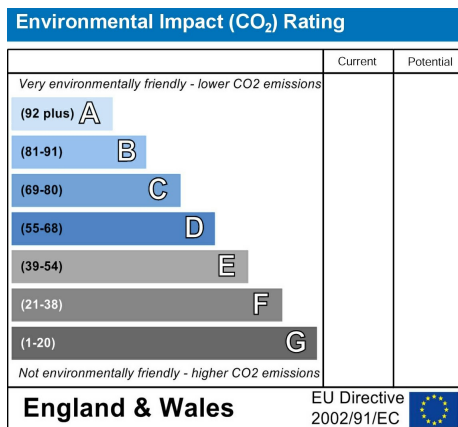
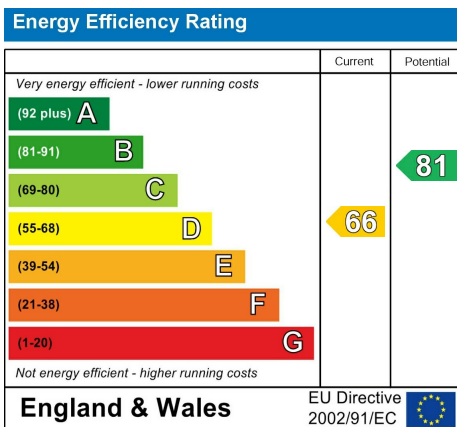
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