



18 Harefield Road, Sharrow Vale, Sheffield, S11 8NU

Saxton Mee



# 18 Harefield Road

## Sharrow Vale

Asking Price

# £275,000

**\*\* NO CHAIN \*\*** Situated in this popular and most convenient area, just a stones throw from Ecclesall Road, is this spacious three double bedroom mid-terrace likely to be of interest to the investor landlord, young family or professionals alike.

The accommodation briefly comprises: Side entrance lobby with stairs rising to the first floor. Bay windowed lounge to the front. Separate dining room with access to the cellar head with the cellar ideal for storage. Off shot kitchen having a range of units at wall, drawer and base level, space for a cooker and washing machine. To the first floor are two good sized bedrooms and a modern family bathroom. A further staircase rises to the attic double bedroom three with useful eaves storage.

The property is well maintained throughout and benefits from UPVC double glazing and gas fired central heating.

Outside there is a private courtyard garden benefitting from no third party access across, with a low maintenance seating area and a range of potted planted areas.

EPC: E

Tenure: Freehold



- No Onward Chain
- Excellent Location Close To A Wide Range Of Shops, Bars And Restaurants
- Within Walking Distance Of The Universities And Hospitals
- Reputable Local Schools
- Regular Public Transport Links
- Three Good Sized Bedrooms
- Peaceful And Private Courtyard Garden
- EPC Rating: E Council Tax: Band B
- Tenure: Freehold
- Viewing Via Banner Cross Office











While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point, which is of particular importance to you, please contact the relevant office. The Agents have not tested any apparatus, equipment, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification. Please note all the measurement details are approximate and should not be relied upon as exact. All plans, floor plans and maps are for guidance purposes only and are not to scale. Under no circumstances should they be relied upon as exact or for use in planning carpets and other such fixtures, fittings or furnishings. YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOAN SECURED ON IT. 'A Life Assurance policy may be requested.' 'Written Quotations of credit terms available on request.'

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