



147 Westwick Crescent, Beauchief, Sheffield, South Yorkshire, S8 7DN

Saxton Mee

# 147 Westwick Crescent

## Beauchief

Offers Around

# £385,000

GUIDE PRICE £385,000 - £400,000

Located at the head of this quiet cul-de-sac is this immaculately presented, three bedroom detached bungalow having a suitable wheelchair access ramp and a delightful large rear garden.

Briefly, the accommodation comprises: A welcoming entrance hallway. To the front a large lounge/diner with feature fireplace and two large windows allowing for plenty of natural light and pleasant views towards Ecclesall Woods and Beauchief Golf Course. The kitchen is recently fitted having a range of modern units with plinth lighting, integrated oven, microwave, induction hob, space for an American fridge/freezer. Master bedroom with fitted wardrobes and French doors onto the patio, bedroom two also enjoys plenty of space (currently used as a separate dining space by the owners) and having French doors onto the garden. Bedroom three benefits from fitted wardrobes and connects into a brand new conservatory with glass self cleaning roof and access onto the garden creating an excellent space to relax/host guests. The bathroom is stylish in its appearance with bath and shower over, wash basin and W.C.

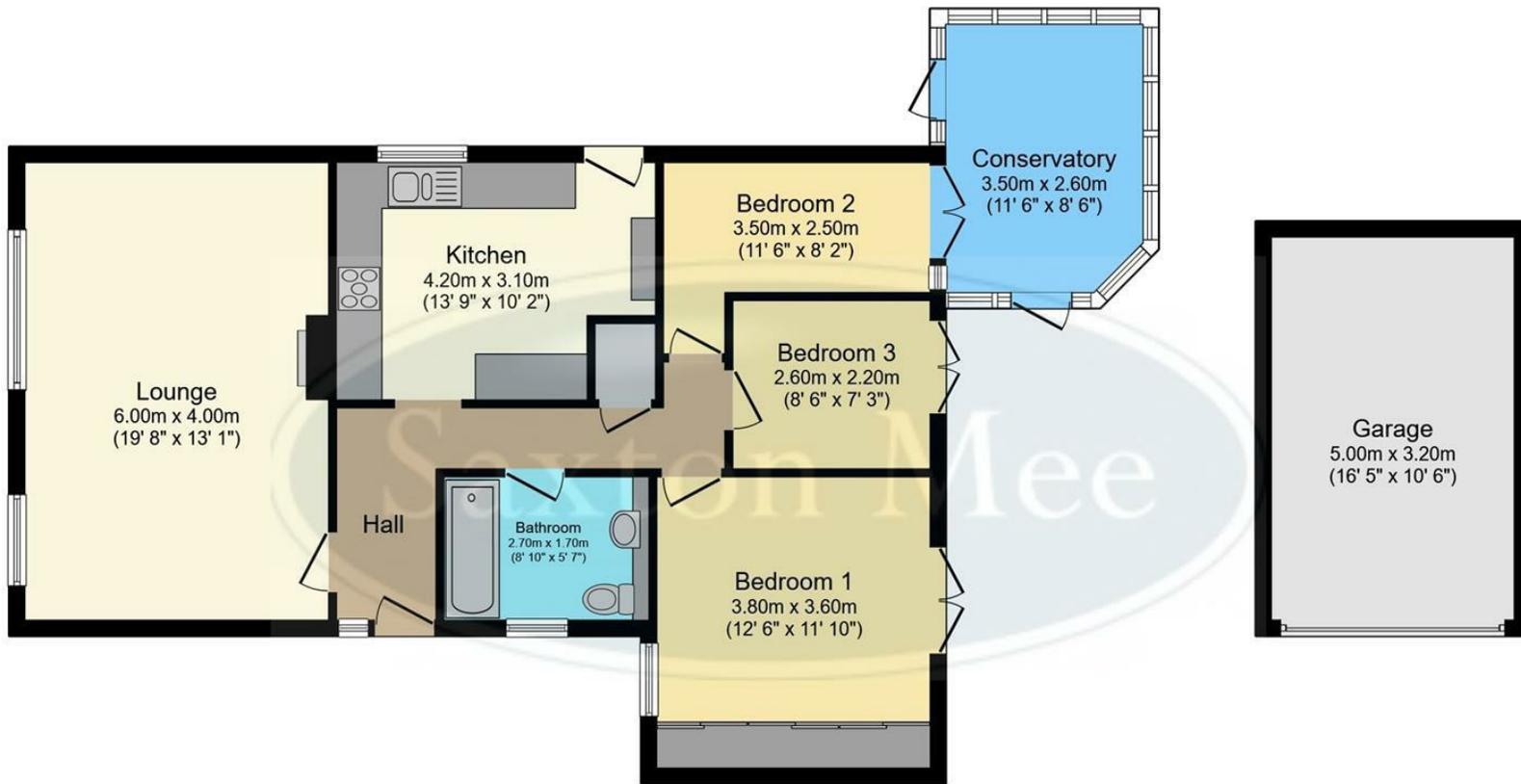
To the front is off street parking and a good sized garage undercroft. Stunning rear garden with a patio area and a path leading up through tiers across the lawns having mature shrub borders and an array of beautiful planted areas.

Westwick Crescent is a quiet road in the heart of Beauchief within catchment for top performing schools along with easy access to numerous amenities including shopping facilities, public transport, regarded golf courses and the Peak District.



- Three Spacious Bedrooms
- Ideal For Those Looking To Downsize
- A Delightful Garden To The Rear
- Wheelchair Access Ramp To The Front & Off Street Parking
- Immaculately Presented Throughout
- Recently Refurbished To A High Standard
- EPC Rating: D
- Council Tax: Band D
- Leasehold: 709 Years Remaining
- Viewing Via Banner Cross Office





## Floor Plan

Floor area 87.3 sq.m. (940 sq.ft.)

## Garage

Floor area 16.0 sq.m.  
(172 sq.ft.)

**TOTAL: 103.3 sq.m. (1,112 sq.ft.)**

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.Propertybox.io](http://www.Propertybox.io)

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