



4 Holts View, Carter Knowle, Sheffield, S7 2AE

Saxton Mee

4 Holts View

Carter Knowle

Offers Around

£525,000

A beautifully presented four double bedroom, two bathroom detached family home, situated in a great position on a small, exclusive private cul-de-sac with a lovely private aspect to the front. Located within a highly sought-after development, the property falls within the catchment area for the Ofsted Rated Outstanding Mercia Secondary School.

Offered for sale with no onward chain and early vacant possession, this superb residence has been thoughtfully extended into the former garage space to provide a spacious separate dining room, significantly enhancing the ground floor living space to match the generous accommodation upstairs.

The accommodation comprises: an inviting reception hall, a generously sized sitting room, an impressive extended dining room, and a stunning open-plan living kitchen. The kitchen is well-appointed with a range of integrated appliances, a central island, and flows seamlessly into a comfortable family seating area. Utility room and a WC.

On the first floor: a spacious master bedroom with en suite shower room, three further double bedrooms, and a well-appointed family bathroom.

Externally, the property benefits from excellent off-road parking for two vehicles, a neat front garden, and an attractively landscaped enclosed rear garden. The rear space is perfect for both relaxation and entertaining, featuring a paved terrace and a fantastic dedicated party/entertaining area.



- Superb Quiet Private Cul De Sac Position and Lovely Private Open Aspect to the Front
- Early Vacant Possession and Completed Chain
- Immaculately and Beautifully Presented Accommodation
- Extended into the Garage to Give a Large Dining Room
- Large Living Kitchen with Adjoining Family Area
- Downstairs WC and Utility Room
- Master Bedroom with En Suite Shower Room
- Walking Distance of the Very Sought After Mercia Secondary School
- EPC Rating B
- Viewing: Banner Cross Office







Ground Floor



Floor 1



Approximate total area^m

1302 ft²

121.1 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

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