



98 Thorpe House Rise, Sheffield, S8 9NP

Saxton Mee

98 Thorpe House Rise

Guide Price

£300,000

GUIDE PRICE £300,000 to £325,000

Three bedroom semi-detached, family sized home in the very heart of Norton Lees. This outstanding and well located property sits within this highly sought after suburb, benefitting from excellent local amenities including nearby Graves Park & Meersbrook Park.

This deceptively spacious home is presented to a high standard throughout and occupies a generous plot, featuring a double driveway, extended kitchen area and a beautifully maintained rear garden. A particular highlight is the brilliant and bright brick-built detached outbuilding to the rear, a highly versatile space that could serve as a guest bedroom, hobby room, home gym or even a cinema room, complete with power and offering fantastic flexibility for modern living and entertaining.

The property briefly comprises: entrance via side access into an inner hallway leading to the main living room and staircase to the first floor. The lounge is a great size, flooded with natural light from a large bay front window and featuring a charming fireplace with surround. A doorway leads through to the impressive kitchen/diner, offering an excellent open-plan family and entertaining space with French doors opening directly onto the garden, creating a bright and sociable hub of the home.

To the first floor, the landing provides access to two double bedrooms, a single bedroom, and the family bathroom. The master bedroom is positioned to the front of the property, also benefitting from a bay window and ample space for wardrobes. Bedroom two overlooks the attractive rear garden, while bedroom three is located to the front.

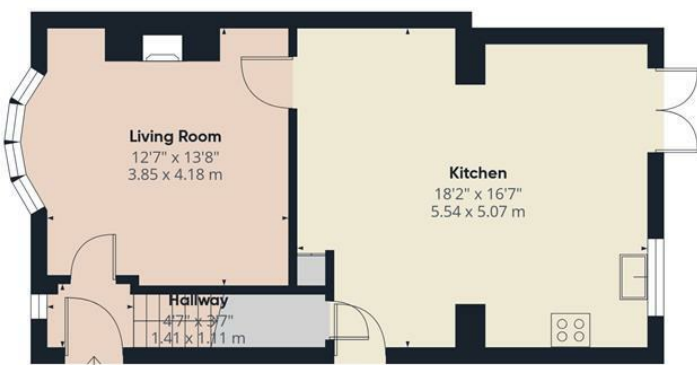
Externally, the rear garden is a real feature, offering two patio seating areas, a generous lawn, and the standout detached outbuilding positioned at the rear, ideal for a wide range of uses and benefitting from power. To the front, the property benefits from a double driveway providing ample off-road parking, along with side access to the rear garden.



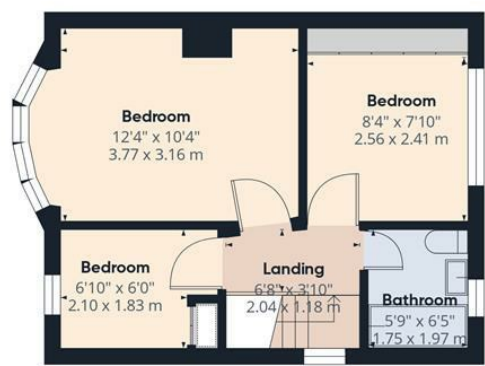
- Stunning three bedroom semi-detached home in the heart of Norton Lees, close to Graves Park
- Generous plot with double driveway providing off-road parking
- Bright lounge with bay window and feature fireplace
- EXTENDED Open-plan kitchen/diner with French doors to the garden
- Three well-proportioned bedrooms, including bay-fronted master
- Modern family bathroom
- Beautiful rear garden with patio seating areas and lawn
- Bright brick-built detached outbuilding with power, ideal as guest room, gym, hobby or cinema room



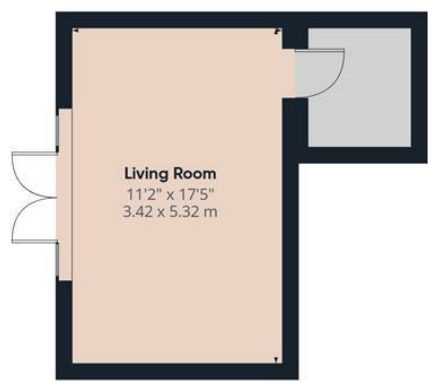




Ground Floor Building 1



Floor 1 Building 1



Ground Floor Building 2

Approximate total area^m
1064 ft²
98.8 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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