



5 Mount View Gardens, Norton Lees, Sheffield, S8 8PY



# 5 Mount View Gardens

## Norton Lees

Guide Price

# £210,000

GUIDE PRICE £210,000 to £220,000

Situated in a highly sought-after area close to excellent local amenities and just a short distance from Graves Park, this deceptively spacious three-bedroom townhouse offers beautifully presented accommodation ideal for families and professionals alike.

Stylishly finished throughout, the property boasts an impressive extended living area that provides a superb space for both relaxing and entertaining. The interiors have been thoughtfully designed to create a warm and welcoming atmosphere, perfectly balancing comfort and contemporary style.

Upstairs, three well-proportioned bedrooms offer flexible living arrangements, complemented by a modern family bathroom. Outside, the home benefits from a private rear garden, perfect for enjoying outdoor dining or family time, along with the added convenience of a garage.

Located in a popular residential area with easy access to shops, schools, transport links, and green spaces, this fantastic home truly must be seen to be fully appreciated. Internal viewing is highly advised.



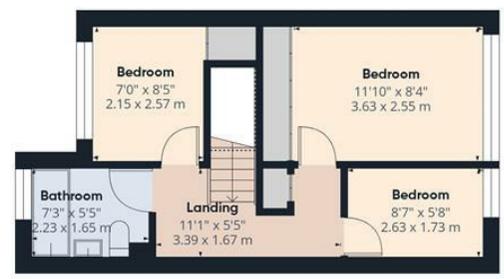
- Deceptively spacious three-bedroom townhouse
- Located in a highly sought-after residential area
- Close to excellent local amenities and transport links
- Within easy reach of Graves Park
- Beautifully and stylishly presented throughout
- Impressive extended living area ideal for entertaining
- Modern family bathroom
- Garage providing additional storage or secure parking
- Internal viewing highly advised to fully appreciate the accommodation







Ground Floor Building 1



Floor 1 Building 1



Ground Floor Building 2

**Approximate total area<sup>(1)</sup>**  
 800 ft<sup>2</sup>  
 74.3 m<sup>2</sup>

**Reduced headroom**  
 13 ft<sup>2</sup>  
 1.2 m<sup>2</sup>

(1) Excluding balconies and terraces

Reduced headroom  
 ..... Below 5 ft/1.5 m

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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Banner Cross  
 T: 0114 268 3241  
 E: [bannercross@saxtonmee.co.uk](mailto:bannercross@saxtonmee.co.uk)  
[www.saxtonmee.co.uk](http://www.saxtonmee.co.uk)

Hathersage  
 T: 01433 650009  
 E: [hathersage@saxtonmee.co.uk](mailto:hathersage@saxtonmee.co.uk)

Bakewell  
 T: 01629 815307  
 E: [bakewell@saxtonmee.co.uk](mailto:bakewell@saxtonmee.co.uk)

Matlock  
 T: 01629 828250  
 E: [matlock@saxtonmee.co.uk](mailto:matlock@saxtonmee.co.uk)

