



9 Shiregreen Lane, Sheffield, South Yorkshire, S5 6AA

£800 PCM

- THREE BEDROOM FAMILY HOME
- THREE EXCELLENT SIZED DOUBLE BEDROOMS
- EASILY MAINTAINED REAR GARDEN
- RENT- £800
- COUNCIL TAX BAND A - £1,440.86
- SPACIOUS ROOMS THROUGHOUT
- FAMILY BATHROOM
- GOOD PUBLIC TRANSPORT LINKS
- BOND - £923

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This three bedroom mid terrace property briefly comprises of; Fitted kitchen; Lounge with decorative fireplace; Useable cellar; Stairs rising to first floor landing; Two double bedrooms; Family bathroom; Stairs to the second floor, leading to attic bedroom with large walk in storage; To the outside blocked paved garden with storage outhouse; Close to local shops; schools and public transport routes;



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Council Tax Band: A



ENTRANCE

This property is accessed through a wooden side entrance door to inner lobby; Having; Carpet flooring; Painted walls; Ceiling light point; Solid doors to lounge, Kitchen Diner and cellar;

LOUNGE

12'8" x 11'7"

Spacious lounge with uPVC double glazed window to the front elevation; Decorative fire place with marble hearth and back with wooden surround; Laminate flooring; Central heating radiator; Painted walls; Coving; Ceiling rose and light;

KITCHEN

12'8" x 12'0"

Fitted kitchen with good combination of wall, base and drawer units; Integrated Lamora oven; Four ring gas hob; Stainless steel sink, drainer and tap; Space and plumbing for washing machine; Tiled flooring; Central heating radiator; Ceiling light point; uPVC double glazed window to the rear elevation; Painted walls; Solid door accessing rear garden; Solid door to stairs to the first floor;

LANDING/STAIRS

Stairs to the first floor; Door to bedroom one; Archway leading to bedroom two and the family bathroom; Door to the stairs to the second floor attic bedroom;

BEDROOM ONE

11'7" x 14'0"

Large double bedroom with uPVC double glazed window to the front elevation; Carpet flooring; Central heating radiator; Painted walls; Coving; Ceiling rose and light;

BEDROOM TWO

12'6" x 7'5"

Good sized second bedroom; uPVC double glazed window to the rear elevation; Laminate flooring; Central heating radiator; Cupboard housing boiler with extra storage; Large storage with hanging and shelving; Painted walls; Coving; Ceiling rose and light;

FAMILY BATHROOM

Family bathroom with; Wc; Wash basin; Corner shower unit; Separate bath with hand held shower attachment; Obscure uPVC double glazed window to the rear elevation; Central heating radiator; Ceiling light point;

BEDROOM THREE

21'5" x 11'1"

Large attic bedroom; Dual aspect uPVC double glazed windows to the front and rear elevations; Carpet flooring; Central heating radiator; Good sized walk in storage; Painted walls; Ceiling light point;

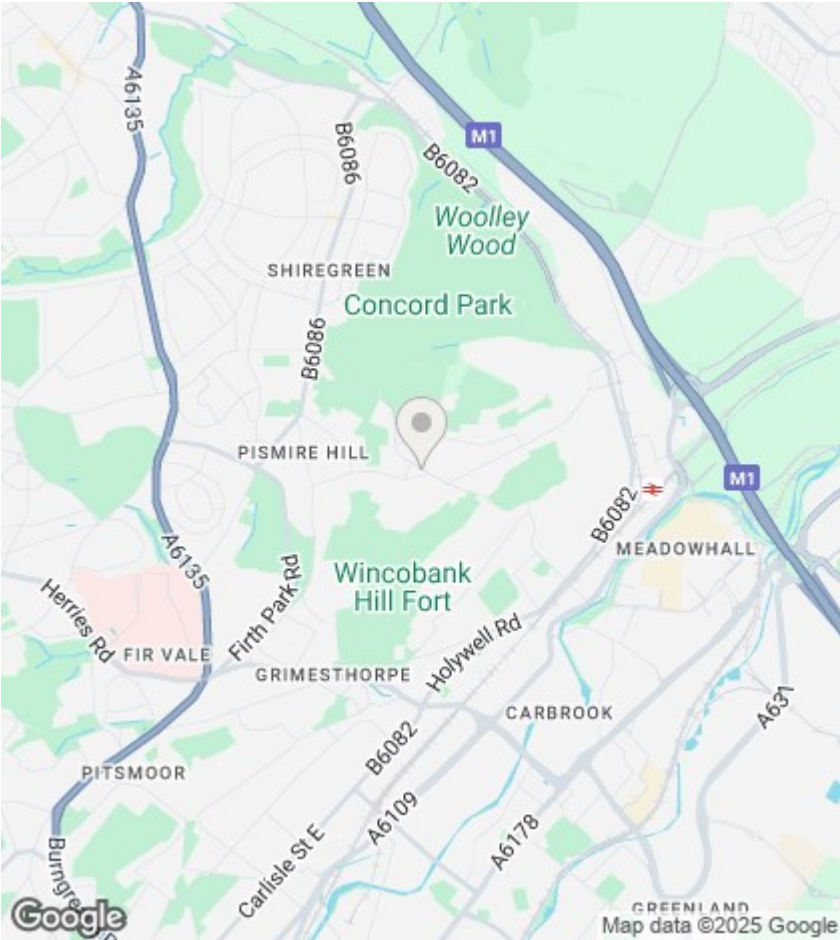
CELLAR

Dry useable cellar with two rooms; Lighting and Power;

REAR GARDEN

Easily maintained garden; Having; Paved patio; Fencing to two sides and brick wall border.





Directions

Viewings

Viewings by arrangement only. Call 0114 2299 060 to make an appointment.

EPC Rating:

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