



Myrtle Springs Drive, Sheffield, S12

NO CHAIN!! Call our sales team to arrange your viewing on this deceptively spacious and modern three bedroom mid terrace property which is tucked away on a quiet spot. Offering newly fitted bathroom, double driveway for two cars and maintenance free garden. The property is well positioned close to great local amenities and with good road links to Sheffield Parkway and M1 Motorway. Ideal for first time buyers!

Guide Price £145,000 - £155,000

- CHAIN FREE!
- THREE BEDROOMS
- MID TERRACE
- NEWLY FITTED BATHROOM
- DOWNSTAIRS WC AND CONSERVATORY



Property Description

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HALLWAY

Enter into useful hallway with neutral decor, laminate flooring and radiator. Doors to downstairs WC and lounge.

WC

6' 4" x 2' 11" (1.95m x 0.89m)

Comprising of wash basin and low flush WC. Ceiling light, radiator, obscure glass window and laminae flooring.

LOUNGE

16' 4" x 14' 6" (5.00m x 4.43m)

A good sized lounge with neutral decor, laminate flooring and feature fireplace. Ceiling light, two radiators and window to the front. Stair rise to first floor landing and door to kitchen/diner.

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KITCHEN/DINER

14' 5" x 8' 11" (4.41m x 2.74m)

Fitted with ample wall and base units, contrasting worktops and tiled splash backs. Stainless steel sink with drainer, oven, hob and extractor fan. Under counter space for washing machine and space for full height fridge/freezer. Ceiling light, radiator and window to the rear. Under stairs storage cupboard and door to conservatory.

CONSERVATORY

9' 6" x 11' 0" (2.90m x 3.36m)

Great extra living space with ceiling fan light, laminate flooring and painted walls. Door to garden.

STAIRS/LANDING

A carpet stair rise to first floor landing with ceiling light and access to part boarded loft with fixed loft ladder. Doors to three bedrooms and bathroom.

BEDROOM 1

13' 10" x 8' 5" (4.22m x 2.57m)

A good sized double bedroom with neutral decor and carpet flooring. Ceiling light, radiator, TV point and window to the front.

BEDROOM 2

8' 6" x 10' 8" (2.60m x 3.27m)

A second good sized double bedroom with neutral decor and carpet flooring. Ceiling light, radiator and window to the rear.

BEDROOM 3

5' 9" x 10' 2" (1.77m x 3.11m)

A good sized third bedroom which is currently used as an office with neutral decor and carpet flooring. Ceiling light, radiator and window to the front.

BATHROOM

6' 1" x 5' 5" (1.86m x 1.67m)

A newly fitted modern bathroom comprising of bath with over head shower, vanity unit with wash basin and close coupled WC. Ceiling light, radiator and obscure glass window. Fully tiled walls and flooring.

OUTSIDE

To the front of the property is a double driveway with off road parking for two cars. To the rear of the property is a maintenance free tiered patio, garden shed, pizza oven and fencing.

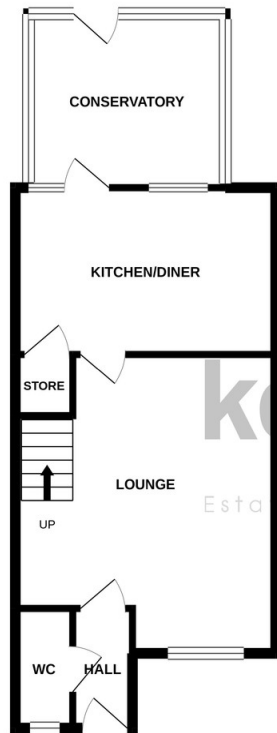
PROPERTY DETAILS

- FREEHOLD
- FULLY UPVC DOUBLE GLAZED
- GAS CENTRAL HEATING



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GROUND FLOOR
504 sq.ft. (46.8 sq.m.) approx.



1ST FLOOR
372 sq.ft. (34.6 sq.m.) approx.



TOTAL FLOOR AREA: 876 sq.ft. (81.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Tenure

Freehold

Council Tax Band

B

Viewing Arrangements

Strictly by appointment

Contact Details

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EPC TO BE CONFIRMED

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements

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