



Copperas Close, Millhouse Green, Sheffield

PRICE: £385,000

- CORNER PLOT POSITION
- EXTENDED AND MODERNISED
- STUNNING LIVING KITCHEN
- 3 BEDROOMS
- PARKING & GARAGE
- SOUGHT AFTER LOCATION
- OPEN COUNTRYSIDE
- LOCAL SERVICES & AMENITIES

A stunning three bedroom bungalow occupying a generous corner plot, modernised and extended resulting in spacious accommodation which includes an amazing living kitchen. Enjoying a private setting and a desirable village location on the outskirts of glorious open countryside.

Viewing: Contact the agents

Appointment date/time:

Draft brochure - awaiting approval

Accommodation Comprises

Occupying a generous corner plot position, a three bedroom detached bungalow which has been both modernised and extended resulting in spacious accommodation presented to an exceptional standard throughout. The property offers a stunning open plan living living area off the kitchen, private gardens and parking for several vehicles. Positioned within a sought after semi rural village, open countryside being immediately accessible whilst local services are in abundance and the M1 motorway can be reached within a 15 minute drive.

Reception

A double glazed door to the front aspect of the property opens to the reception which has a radiator and coving to the ceiling. Access is gained through to the lounge.

LOUNGE

23' 3" x 11' 9" (7.09m x 3.58m)

A well presented room offering spacious proportions with a double glazed bow window to the front aspect. The room has a radiator, a feature fireplace with an inset living flame effect electric fire, coving to the ceiling and internal double doors opening to the living kitchen / family room.

KITCHEN

13' 2" x 13' 0" (4.01m x 3.96m)

Presented with a comprehensive range of fitted furniture by Riverside Interiors comprising wall and base units with Corian work surfaces and an inset Villeroy and Boch Belfast double pot sink. Integrated appliances include a dishwasher and a washing machine, an American style fridge freezer and a Rangemaster stove consisting of a double oven and grill with five ring gas hob, electric hot plate and extractor fan above. There is a rear facing double glazed window and an opening leads into the family room.

FAMILY ROOM

34' 1" x 12' 9" (10.39m x 3.89m)

A stunning living space being open plan to the kitchen and offering a versatile layout resulting in a social area which is flooded with natural light. This delightful open plan family room has been split into a dining area, a snug and breakfast eating area which has a feature central island with a Corian surface over which extends to a breakfast bar with drawers beneath. There are two radiators, two skylight windows, a front facing double glazed bow window and side facing double glazed French style doors which lead out to the rear garden and patio area inviting the outdoors inside.

INNER HALLWAY

With access to two of the three bedrooms, bathroom and loft which is mainly boarded and houses the central heating boiler.

BEDROOM

11' 8" x 11' 8" (3.56m x 3.56m)

This lovely bedroom has a radiator, side facing double glazed window, coving to the ceiling and a range of fitted mirrored wardrobes and drawers.

BEDROOM

11' 9" x 10' 3" (3.58m x 3.12m)

A second double bedroom which has a front facing double glazed window, coving to the ceiling and a radiator.

BEDROOM

11' 7" x 10' 0" (3.53m x 3.05m)

This rear facing double bedroom has a radiator and a double glazed window.

BATHROOM

A generous room presented with a modern suite comprising a jacuzzi bath, a double shower with dual head, a wall mounted wash basin and a low flush W.C. There are two rear facing double glazed opaque windows and a heated towel rail.

EXTERNALLY

The property occupies a generous corner plot position approaching 0.2 of an acre. To the front and side of the property the garden is mainly laid to lawn with established plants and shrubs. The rear garden is enclosed and has a patio seating area, a lawned garden, plants, flowers and shrubs. A double driveway to the rear provides parking for several vehicles and gives access to the single detached garage.

ADDITIONAL INFORMATION

A Freehold property with mains gas, water, electricity and drainage. Council Tax Band E.

DIRECTIONS

From the centre of Penistone proceed along Thurlstone Road which becomes Manchester Road. On entering Millhouse Green turn right onto Royd Lane and then right into Copperas Close.





IMPORTANT NOTE

MISREPRESENTATION ACT 1967 & MISDESCRIPTION ACT 1991
When instructed to market this property every effort was made by visual inspection and from information supplied by the vendor to provide these details which are for description purposes only. Certain information was not verified, and we advise that the details are checked to your personal satisfaction. In particular, none of the services or fittings and equipment have been tested nor have any boundaries been confirmed with the registered deed plans. Lancasters Property Services or any persons in their employment cannot give any representations of warranty whatsoever in relation to this property and we would ask prospective purchasers to bear this in mind when formulating their offer. We advise purchasers to have these areas checked by their own surveyor, solicitor and tradesman. Lancasters Property Services accept no responsibility for errors or omissions. These particulars do not form the basis of any contract nor constitute any part of an offer of a contract.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		78 C
55-68	D	64 D	
39-54	E		
21-38	F		
1-20	G		

FLOORPLAN

Ground Floor

Approx. 130.7 sq. metres (1407.0 sq. feet)



Total area: approx. 130.7 sq. metres (1407.0 sq. feet)