



## 17 The Meadows | Todwick | Sheffield | S26 1JG

£389,000

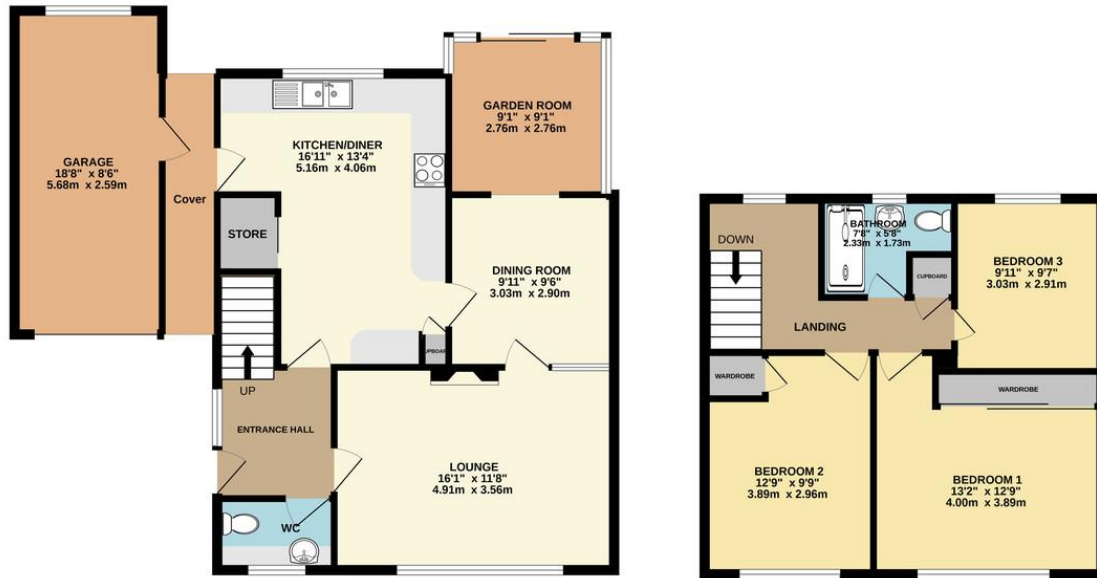
Bell & Co Estates are honoured to present this LARGE THREE BEDROOM DETACHED home in the Heart of Todwick. Within walking distance to all local amenities, this property is in a prime location! In brief the property comprises of spacious Entrance Hallway with a convenient downstairs WC. Large front facing Lounge with fire and surround, newly fitted modern Kitchen with integrated appliances, plenty of worktop and cupboard space with pantry and rear door access into the Garden. A separate dining room with rear Sunroom overlooking the tranquil garden. Upstairs are THREE BEDROOMS, the Master bedroom complete with fitted wardrobes. Walk in shower room complete with wash basin and WC. To the front of the property is a grassed area with driveway providing off road parking and leads to the detached Garage with side gate providing access into the large rear, private garden which is mainly laid to lawn with stunning flower beds, stoned areas and patio. Viewing is highly recommended to fully appreciate all this home has to offer.

- THREE BEDROOM DETACHED
- Sought after village location
- Spacious throughout
- Modern Fitted Kitchen
- Spacious Lounge
- Dining Room & Sunroom
- Off road parking & Garage
- Large Garden



GROUND FLOOR  
873 sq.ft. (81.1 sq.m.) approx.

1ST FLOOR  
493 sq.ft. (45.8 sq.m.) approx.



TOTAL FLOOR AREA : 1366 sq.ft. (126.9 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.  
Made with Metropix ©2022

## Contact Details

79 Wales Road  
Kiveton Park  
Sheffield  
South Yorkshire  
S26 6RA

www.bellcoestates.com  
info@bellcoestates.com  
03333 580590

17 The Meadows  
Todwick  
SHEFFIELD  
S26 1JG

Energy rating

D

Valid until

27 June 2034

Certificate number

0350-2743-1360-2424-2901

Property type

Detached house

Total floor area

110 square metres

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