

# Crucible Homes



Eyre Gardens  
Sheffield, S35 4NU

Asking Price Of  
£210,000



## Overview

Spacious family home

Three bedrooms

Driveway and garage

Modern kitchen

Large living/dining room

Excellent transport links



## Description

**SUMMARY** A property that is move in ready, spacious, and very well presented throughout.

The property is set back behind hedges for a private feel, and from the entrance hallway you walk into the modern kitchen with integrated hob, oven, microwave, fridge and freezer with a front facing UPVC window which allows you to look out onto the front garden. Into the living/dining room you are presented with a spacious room with ample room for a dining table and chairs.

From the spacious inner hallway, there are stairs leading you to the first floor accommodation. Here we gain access to the house bathroom, benefitting from full tiling to the walls and a three piece white suite. With two spacious double bedrooms flooded with natural light and enjoying far reaching views over High Green, and a single bedroom to the front of the home, ideal for a home office or dressing room.





Whilst every attempt has been made to ensure the accuracy of the floorplans contained here, measurements of doors, windows, stairs 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 here have not been tested and no guarantee as to their operability or efficiency can be given. Made with Metropix ©2024

Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C	69 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Externally, to the front of the home is the well-manicured garden which is laid with grass and enclosed with perimeter hedging, with gated access leading to the front of the single garage and off road parking. To the side and rear is a further outside space, with a lawned garden and patio seating area, with hard standing for 2 sheds or greenhouse. With the home having the benefit of outside space to every side of the property, to enjoy the sun throughout the day.

