

Saxton Mee



Addy Street Sheffield S6 3FU
Price Guide £145,000

St Luke's
Sheffield's Hospice

Addy Street

Sheffield S6 3FU

Price Guide £145,000

PRICE GUIDE £145,000-£155,000 **NO CHAIN** Ideal for a first time buyer or young professional family is this immaculately presented three bedroom town house in this convenient location. The property benefits from new flooring and redecoration throughout, uPVC double glazing and gas central heating. The deceptively spacious accommodation briefly comprises: entrance hall and downstairs WC. Lounge. Storage cupboard. Modern fitted kitchen/diner having a range of wall, base and drawer units, space for oven, washing machine, tumble dryer and fridge freezer, ample space for a dining table and chairs and a rear entrance door. First floor: access to the loft space ideal for storage. Three bedrooms and a family bathroom with full suite including separate shower cubicle, bath, WC and wash basin.

- SPACIOUS AND WELL PRESENTED ACCOMMODATION
- NEW FLOORING AND REDECORATED
- THREE BEDROOMS
- PRIVATE REAR GARDEN



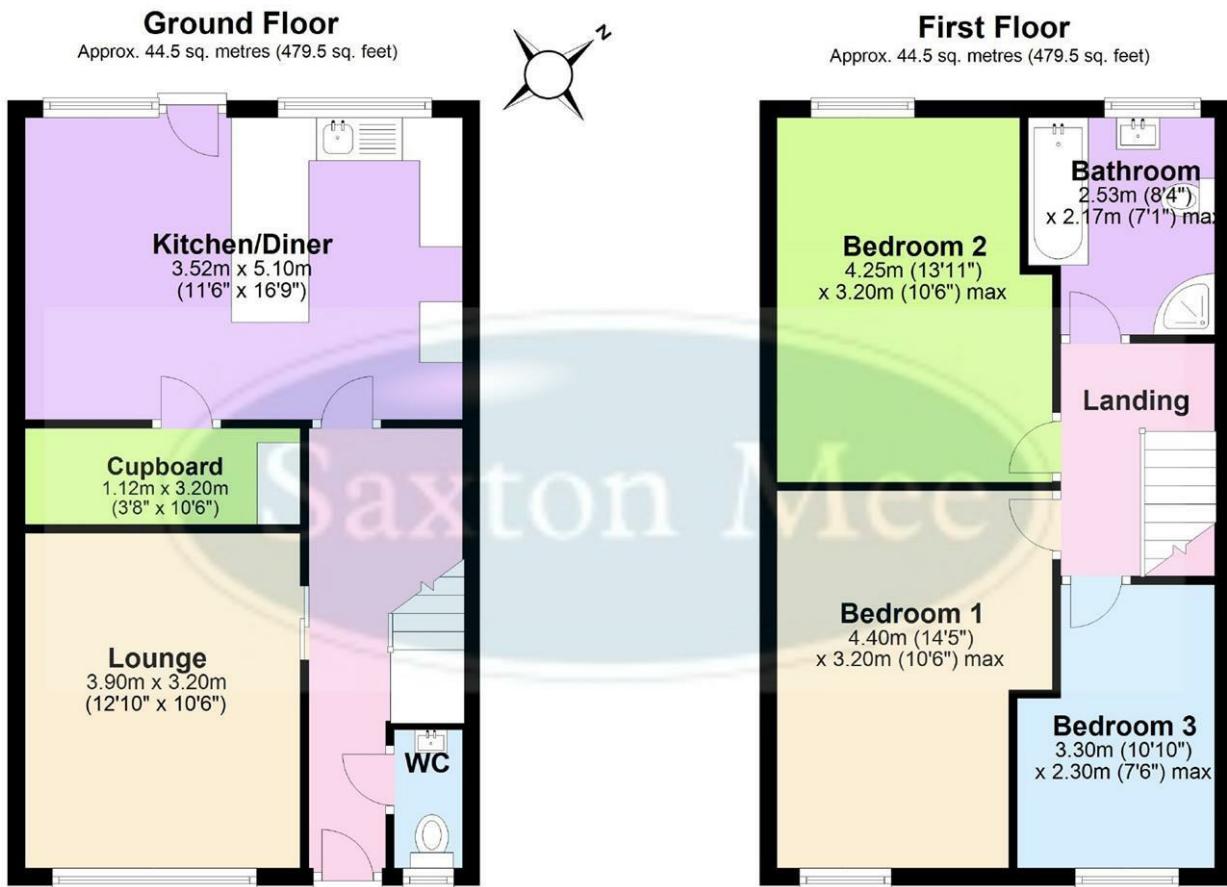


OUTSIDE

To the front is a courtyard setting the property back from the road. To the rear is a low maintenance, paved and private rear garden.

LOCATION

Situated in this residential area with Tesco Supermarket and amenities close by including a Post Office. Public transport and Supertram links.



Total area: approx. 89.1 sq. metres (959.0 sq. feet)

Floor plans are for guidance purposes only and under no circumstances should they be relied upon for use in planning carpets and other such fixtures fittings or furnishings. All measurements are approximate.

Plan produced using PlanUp.

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www.saxtonmee.co.uk



onTheMarket.com

st luke's
Sheffield's Hospice

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(A) plus A		
B		
(C) plus C		
D		
(E) plus E		
F		
(G) plus G		
Not energy efficient - higher running costs		

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	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(A) plus A		
B		
(C) plus C		
D		
(E) plus E		
F		
(G) plus G		
Not environmentally friendly - higher CO ₂ emissions		

EU Directive 2002/91/EC

England & Wales

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	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(A) plus A		
B		
(C) plus C		
D		
(E) plus E		
F		
(G) plus G		
Not environmentally friendly - higher CO ₂ emissions		

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England & Wales

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