



1,140
sq ft



3



1



2

REDBRIK
ESTATE AGENTS



Helping you find
your home at...

Kirkdale Crescent, Sheffield
Guide Price £210,000 to £230,000

Being Significantly extended to the rear, this beautiful contemporary styled three bedroom semi-detached house is located in the sought after suburb of Handsworth.

- Three Bedroom Semi Detached House
- Modern Fitted Kitchen With Integrated Appliances
- Open Plan Kitchen & Dining Area With Bi-Folding Doors
- Bay Windowed Living Room
- Spacious Snug/Home Office Space
- Three Good Sized Bedrooms
- Modern Family Bathroom
- Generous Rear Garden With Lawn, Patio & Summer House
- Off Road Parking
- Energy Rating - TBC, Tenure; Leasehold.





£210,000 to £230,000 (Guide Price)

This is for my family...

- You'll love the open plan kitchen & dining area which is flooded in light with its many bright windows.
- The generous rear garden provides a safe place for children to play whilst adults benefit from the patio area or summer house.
- The three well-proportioned bedrooms provide the perfect space for a growing family.
- The property is within the catchment of numerous highly regarded schools.

Buying for myself and my partner...

- Offering a perfect entertaining space in the generous kitchen & dining room which offers bi-folding doors leading to the rear patio.
- The snug/home office is perfect to suit professionals working from home.
- Shops and local amenities are close by, as is access to the motorway network.

I'm looking for an investment...

- We would expect a property of this high standard to rent for approximately £950 PCM, a yield of 5.7%.
- Prospective tenants would love the contemporary styling, space and beautiful garden.







Total area: approx. 106.0 sq. metres (1140.6 sq. feet)

We endeavour to make these particulars as accurate as possible, but they should only be used as guidance and they do not constitute any part of the contract. All measurements are approximate and no guarantees are made to the services, heating systems, appliances (if any) or fittings as to their working order and no warranty can be given or implied.

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