







32a Elwood Road

Bradway • Sheffield • S17 4RH

Offers over £425,000

An extended and spacious 3 bedroom semi-detached property, superbly located towards the head of this very popular cul-de-sac. Attractively presented throughout with stylish neutral tones, UPVC double glazing, combination gas heating from a modern boiler, together with stylish kitchen and bathroom. Enclosed and landscaped rear garden with lovely private backdrop. Leasehold. A front facing door opens into an entrance porch providing storage space, and inner door then opens into the wide reception hallway with useful under stairs storage. The extended kitchen is fitted with a range of modern and matching wall and base units, complemented by a granite effect work surface. A range of integrated appliances include a double oven, gas hob, fridge/freezer and dishwasher. The living room has a bay window and gas fire providing a lovely focal feature, the second reception is very versatile and could be used as formal dining room or family room, the large conservatory is a further versatile space with lovely floor to ceiling windows providing a lovely view of the private rear garden. On the first floor are three well proportioned bedrooms and a bathroom fitted with a modern suite in white and stylish contemporary tiling to the wet areas. The Worcester combination boiler is housed in a fitted cupboard. Outside to the front the property is well set back from the road, with a long front garden mainly laid to lawn and a driveway providing ample off road parking. To the rear is a lovely enclosed family garden, with two



Light wood upper and lower cabinets with silver handles. A stainless steel toaster sits on the dark granite countertop. A dining table with a dark granite top and four wooden chairs with beige cushions is in the foreground. A black vase with red and white roses sits on the table.

A white-framed window with a view of greenery. A black silhouette of a cat is mounted on the wall above the window. A sink with a chrome faucet is set into the dark granite countertop. A fruit basket and a water bottle are on the counter. A skylight is visible in the ceiling above the window.

Light wood upper and lower cabinets. A stainless steel range hood is mounted above a four-burner gas stove. A stainless steel refrigerator is on the right. A built-in oven and microwave are stacked on the right side. A kettle and a dish rack are on the countertop.

De Dietrich



- Extended And Spacious Semi Detached
- Three Bedrooms
- Versatile Living Space
- Lovely Private Family Rear Garden
- UPVC Double Glazing

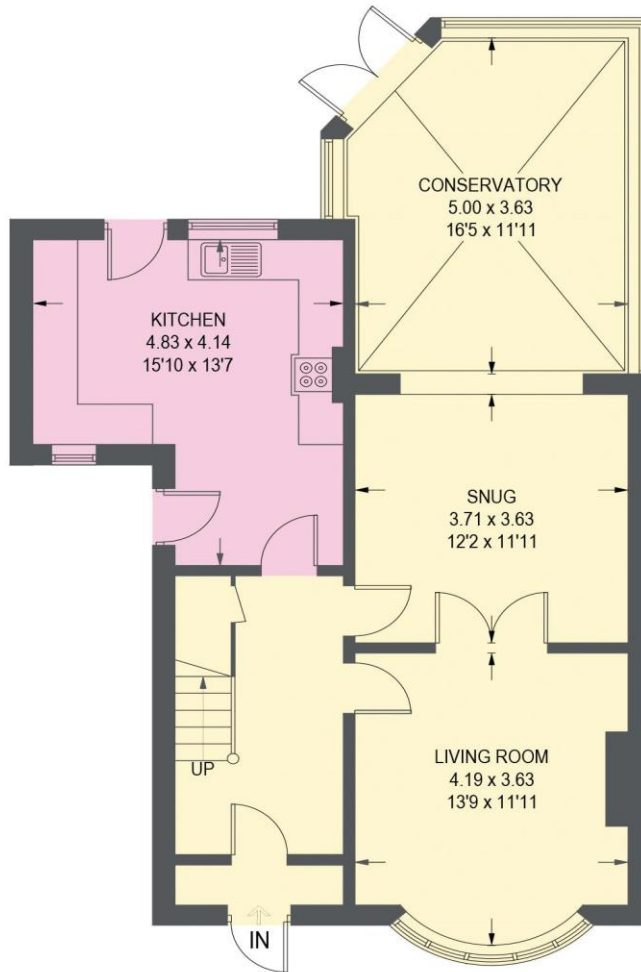
- Modern Combination Gas Heating
- Stylish Kitchen And Bathroom
- Cul-De-Sac Location
- Leasehold
- Council Tax Band C



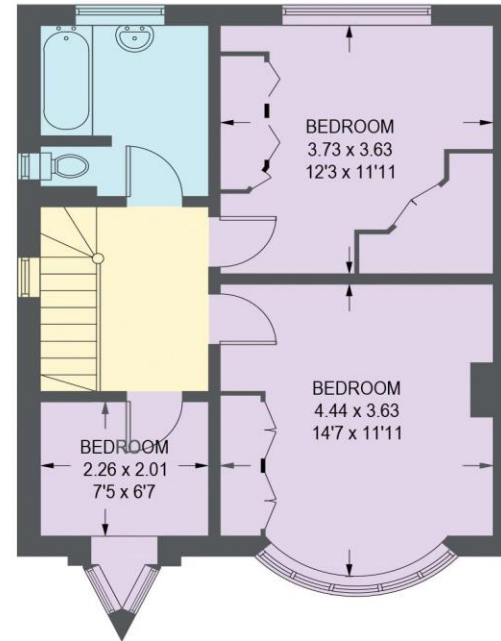


32A ELWOOD ROAD

APPROXIMATE GROSS INTERNAL AREA = 124.8 SQ M / 1343 SQ FT



GROUND FLOOR
77.8 SQ M / 837 SQ FT



FIRST FLOOR
47.0 SQ M / 506 SQ FT

Illustration for identification purposes only, measurements are approximate, not to scale.

