







## 88 Bevercotes Road

Firth Park • Sheffield • S5 6HB

Asking Price £160,000

Located between Concord and Firth Park in S5 is an attractive 3-bedroom semi-detached property, offering far reaching views and private enclosed rear garden. Light and airy accommodation featuring modern kitchen and bathroom, dual aspect open plan living space and 3 good sized bedrooms. Composite front door opens into a light and airy entrance hallway providing under stairs storage housing the Vokera combi boiler. Leading through to the modern kitchen fitted with a range of gloss units, wood effect worktops and stylish tiled splashbacks. Integrated appliances include oven, four ring gas hob, fridge freezer and dishwasher finished with brushed stainless sockets and column radiator. The spacious, dual aspect open plan living area is filled with natural light complemented by feature fireplace and decorative coving. The first-floor features 3 good sized bedroom presented with neutral walls and carpets. Rear facing is a double sized room and smaller third with the main bedroom offering far reaching views over the city. The bathroom is equipped with 3-piece white suite, partially tiled with heated towel rail. Externally steps with a front garden provides privacy and create a great first impression. Through secure gates is the rear garden designed to offer a 3-tiered lawn with stone patio, enclosed by rustic fencing and filled with mature attractive planting. Bevercotes Road is conveniently placed between Concord and Firth Park, ideal for local shops and amenities in Firth Park, local schools, recreational facilities and access to the Northern General Hospital, Meadowhall, the M1 motorway and the city centre. Leasehold approx 700 years £6pa - absent landlord Council Tax Band A, EPC D.





- Attractive Semi-Detached House in S5
- 3 Good Sized Bedrooms
- Modern Bathroom
- Dual Aspect Open Plan Living
- Light & Airy Accommodation

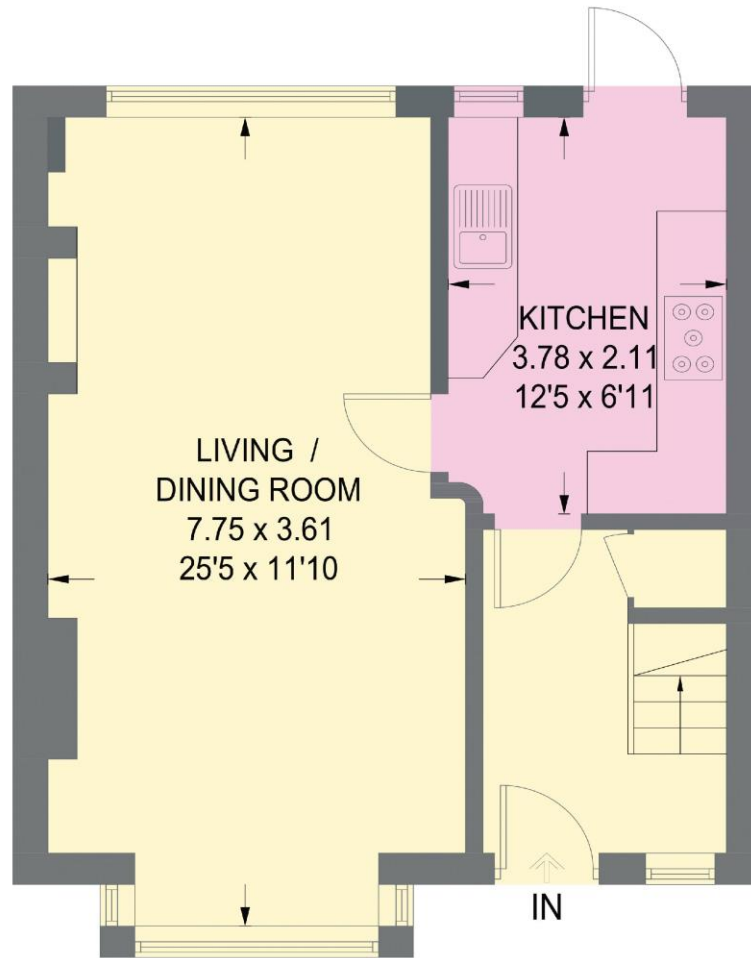
- Stylish Kitchen with Integrated Appliances
- Private, Enclosed Rear Garden
- Great Location for Northern General Hospital
- Leasehold 700 years £6pa - Absent Landlord
- Council tax band A, EPC Rating D



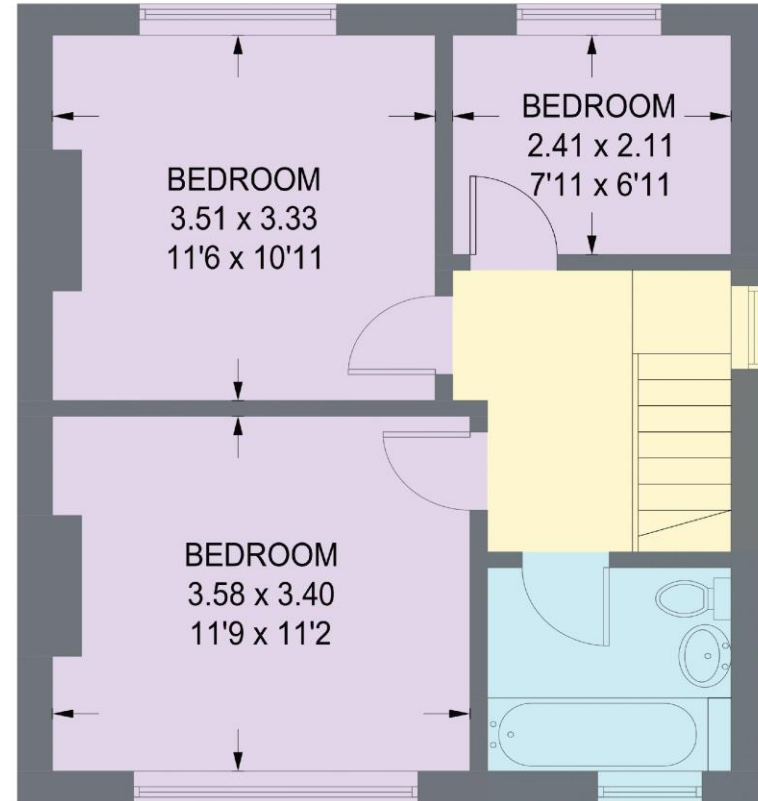


# 88 BEVERCOTES ROAD

APPROXIMATE GROSS INTERNAL AREA = 84.2 SQ M / 906 SQ FT



**GROUND FLOOR**  
**43.0 SQ M / 463 SQ FT**



**FIRST FLOOR**  
**41.2 SQ M / 443 SQ FT**

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



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