





4 Creswick Greave Close

Sheffield • South Yorkshire • S5 9AZ

Guide Price £180,000 to £190,000

A fully refurbished, beautifully presented, 2 double bedroom brick built semi-detached house commanding an enviable position with fabulous views over farmland and beyond. The property has been refurbished throughout to an extremely high standard by the current owners who have a superb eye for detail and occupies a larger than average plot, we thoroughly recommend and internal inspection! Driveway. Freehold. On the ground floor, there is a reception hall with stylish herringbone laid laminate with a storage cupboard and built in storage seating. Lounge with a continuation of the herringbone flooring, feature fireplace with a wooden mantel, raised hearth upon which sits an electric stove, bespoke fitted storage unit to one side of the chimney breast and stunning views to the rear aspect. Dining / Kitchen fitted with a stylish range of wall and base units with a cream shaker style frontage, solid wood worktops with complimentary tiled splashback, integrated fridge/freezer, dishwasher, hob and oven, ceramic 'Belfast' sink, tiled flooring, combination boiler newly fitted and contained within the kitchen unit range, downlighters and a side uPVC entrance door. Upstairs are 2 double bedrooms and a superb generous family bathroom with a white suite, roll top bath with ball and claw feet with shower over, feature heated towel warmer radiator, tiled flooring and part tiling. Outside to the front is a generous enclosed lawned garden with driveway, access to the generous rear and side garden laid predominantly to lawn with an Indian stone flagged patio, brick built out house/Utility room having plumbing for an electric washing machine. Creswick Greave Close is a very popular cul-de-sac with a rural setting at the rear, whilst being well-placed for local shops and amenities, schools, recreational facilities, public transport and access to the city centre, M1 Motorway, the hospitals and Meadowhall.



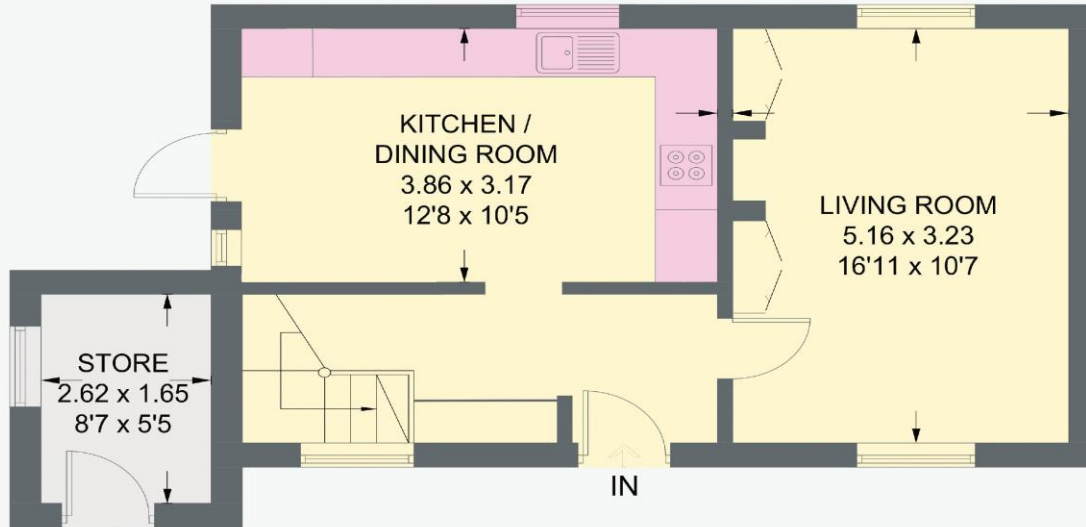
- Stunning 2 Bedroom Semi Detached
- Views over fields and farmland
- Turn Key presentation
- Newly Fitted Combination Boiler
- New Kitchen and Bathroom
- Feature Fireplace
- Generous Plot
- Driveway
- Sought After Location
- Freehold - Council Tax Band A

4 CRESWICK GREAVE CLOSE

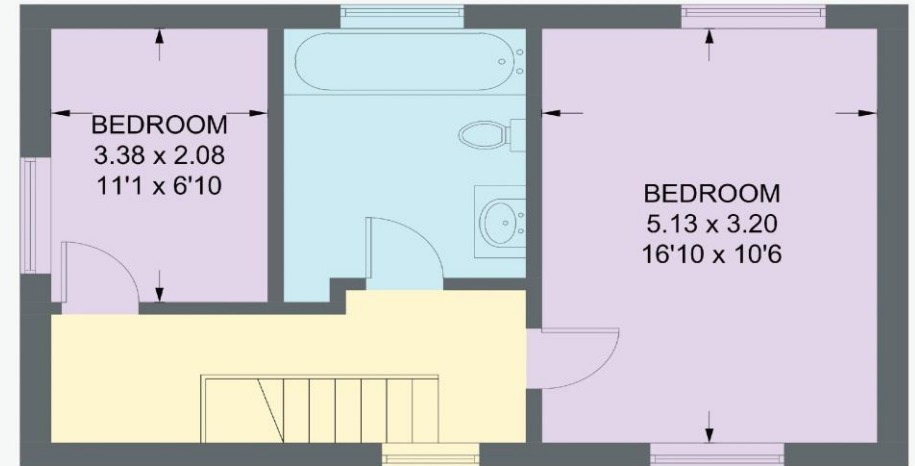
APPROXIMATE GROSS INTERNAL AREA = 82.6 SQ M / 889 SQ FT

STORE = 4.4 SQ M / 47 SQ FT

TOTAL = 87 SQ M / 936 SQ FT



GROUND FLOOR
40.9 SQ M / 440 SQ FT (EXCLUDING STORE)



FIRST FLOOR
41.2 SQ M / 443 SQ FT

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

IMPORTANT: We would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.