







30 Scarsdale Road

Woodseats • Sheffield • S8 8TE

Guide Price £220,000 - £230,000

Stunning 3 double bedroom mid terrace property close to an array of local amenities with excellent transport links in Woodseats. Stylishly presented throughout, offering light and airy dual aspect flexible living space, generously proportioned double bedrooms, modern kitchen and bathroom. Benefits from private enclosed low maintenance rear garden, combination gas central heating and double glazing. Rear door entry is through into the dining area presented in modern tones with glass panelled double doors separating the cosy lounge complemented by log burning stove, neutral carpet, built in storage and made to measure blinds. The off-shot kitchen to the rear offers pleasant garden aspect fitted with gloss units, contrasting worktops and ceramic floor. Integrated appliances include oven, microwave, electric hob, dishwasher and Worcester boiler. The first floor comprises of 2 good sized double bedrooms stylishly presented and modern bathroom equipped with 3-piece white suite, twin floating hand wash basins and separate corner cubicle. The second floor creates a further dual aspect double bedroom offering storage within the eaves. Communal passageway leads to a gated, secure rear garden. A private low maintenance terrace with outdoor storage adjoining the property offering potential to extend the living area if desired. The property is located a short walk to the excellent amenities of Woodseats with its comprehensive range of shops, pubs, cafes and restaurants together with excellent transport links and popular schools.





- Stunning Mid Terraced Property in Woodseats
- 3 Double Bedrooms
- Light & Airy Dual Aspect Living Space
- Stylishly Presented Throughout
- Modern Bathroom

- Private Low Maintenance Rear Garden
- Combination Boiler & Double Glazing
- Excellent Local Amenities & Transport Links
- Leasehold - £2.50 a year Girish Gupta Ltd
- Council Tax Band A, EPC Rating E





30 SCARSDALE ROAD

APPROXIMATE GROSS INTERNAL AREA = 106.3 SQ M / 1143 SQ FT

STORE = 4.3 SQ M / 46 SQ FT

TOTAL = 110.6 SQ M / 1189 SQ FT

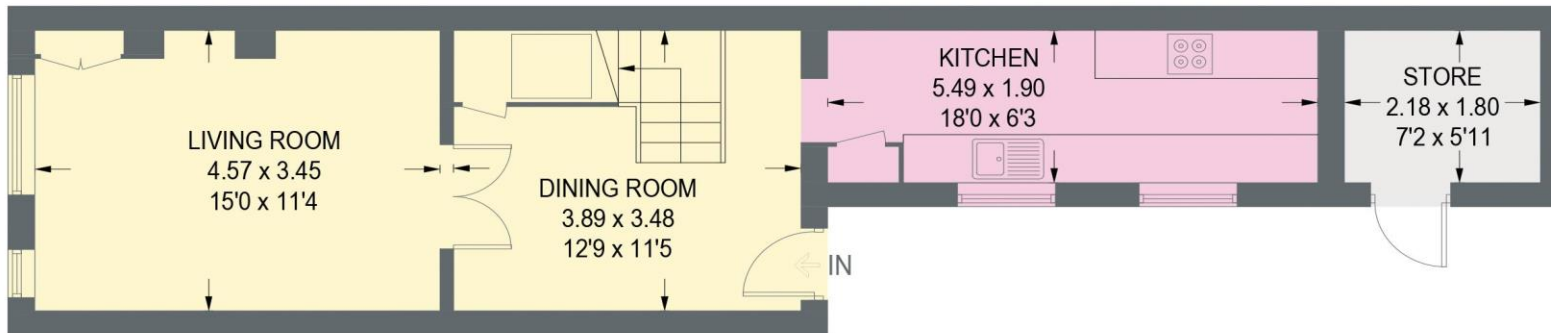
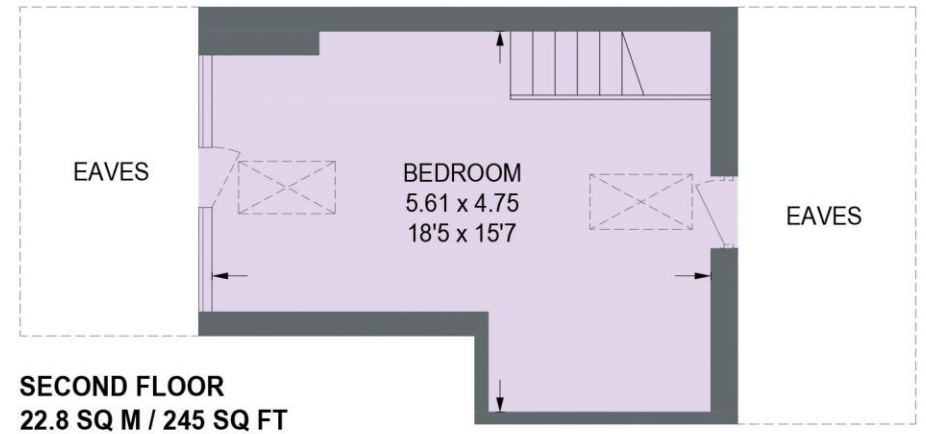


Illustration for identification purposes only,
measurements are approximate, not to scale.



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