

Freehold

Asking Price: £165,000

Thornbridge Crescent, Sheffield,  
South Yorkshire, S12



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# Thornbridge Crescent, Sheffield, South Yorkshire, S12

## ATTENTION FIRST TIMERS, FAMILIES & INVESTORS! THREE BEDROOMS! CONVENIENT LOCATION, FRONT & REAR GARDENS! NO UPWARD CHAIN!

A three bedroom semi detached property that enjoys a convenient location that provides access to a range of amenities including great transport links. The home would suit the first time buyer, growing family or investor and includes gas heating to radiators and UPVC double glazing. The accommodation briefly comprises an entrance hallway, lounge, kitchen and a ground floor WC. To the first floor is a landing, three bedrooms and a bathroom. Outside there are lawned gardens to the front and rear Viewing is recommended! Call Lincoln Ralph today to arrange your viewing!

**Entrance Hall** Front facing UPVC entrance door, useful storage cupboard and a radiator. Stairs rise to the first floor landing and doors open to the lounge, kitchen and WC.

**WC** Having a side facing UPVC double glazed window and a white low flush WC.

**Lounge** 5.15 x 3.21. Having a fire surround with a hearth and back incorporating a living flame gas fire. Front and rear facing UPVC double glazed windows and a radiator.

**Kitchen** 3.57 x 2.3. (The first measurement increases to 3.95 with the latter increasing to 3.19) Fitted with wall mounted and base level units with work surfaces incorporating a stainless steel sink with mixer tap. There is a four ring gas hob, built in double electric oven, plumbing for a washing machine and space for a fridge freezer. Having tiling to splashback height, new linoleum flooring, rear facing UPVC double glazed window, side facing UPVC double glazed entrance door and a radiator.

**Landing** Having two useful storage cupboards and a front facing UPVC double glazed window. Doors open to the bedrooms and bathroom.

**Bedroom 1** 4.14 x 2.37. Side facing UPVC double glazed window, radiator and a built in wardrobe.

**Bedroom 2** 3.20 x 2.56. Rear facing UPVC double glazed window and a radiator.

**Bedroom 3** 2.50 x 2.23. Front facing UPVC double glazed window and a radiator.

**Bathroom** 2.73 x 1.48. Fitted with a modern white suite comprising a panelled bath with shower over, low flush WC and a wash hand basin. Having tiling to the walls and floor, rear facing UPVC double glazed window and a heated chrome towel rail.

**Outside** The home has gardens to the front and rear that are predominantly laid to lawn. At the rear is a brick built store that offers a substantial storage area.

NB: Recently fitted guttering.

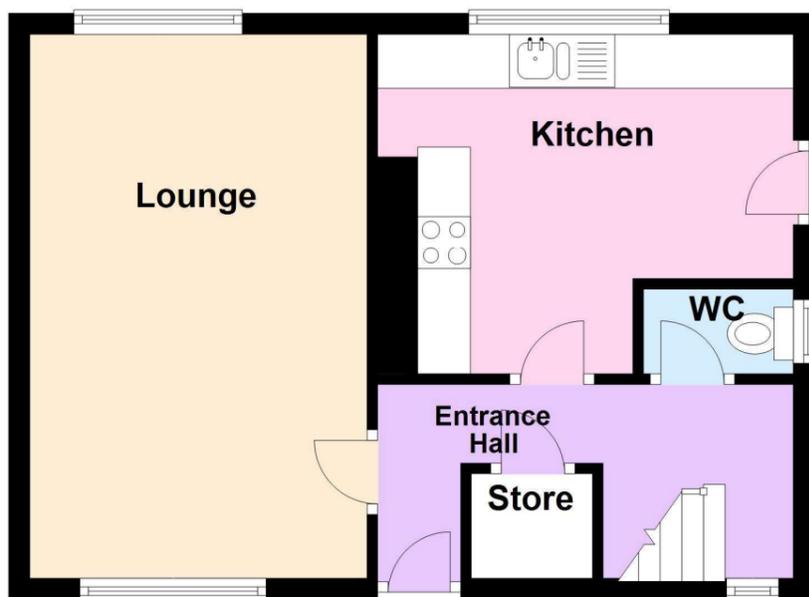


- Three bedroom semi detached
- Front and rear gardens
- Ground floor WC
- Convenient location
- May suit FTB or investors
- Chain Free!
- Viewing is recommended!

### Disclaimer

Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of any fixture or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked prior to agreeing a sale.

### Ground Floor



### First Floor

