

15 High Storrs Rise, High Storrs, Sheffield, South Yorkshire, S11 7LA

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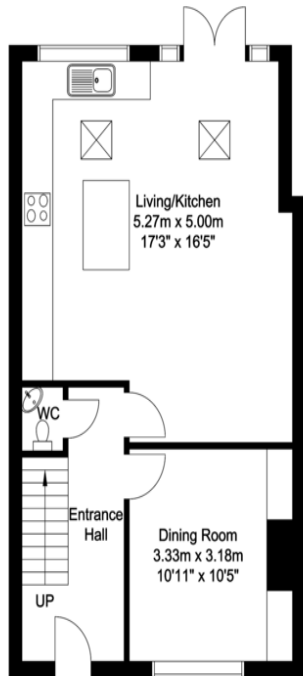
GUIDE PRICE £400,000 - £425,000. An extended and beautifully presented property that is situated on a good plot with gorgeous gardens on this very popular and desirable road. The single storey extension at the rear has created a fantastic, open plan living kitchen which features French windows to the garden, an island unit and quality, integrated appliances. This space is ideal for the family market or those wishing to entertain and certainly provides the wow factor! The accommodation is laid out over 2 floors and the rear double bedroom commands far reaching views towards the city centre over the neighbouring rooftops. There is also potential via the loft space for further living space subject to regs if required. The High Storrs area is very popular with a broad range of buyer, being located close to highly regarded local schools and parkland walks that lead out towards the surrounding countryside and yet also convenient for local amenities at Banner Cross and Bents Green.

- Three bedrooms including two good doubles and a third that would make an ideal home office.
- Fabulous, open plan dining kitchen with great proportions and access to the garden.
- Second versatile reception room with bay window.
- Luxurious bathroom with modern tiling framing the white suite.
- Reception hall and ground floor W.C.
- Off road parking for one car and a raised front garden area providing privacy from the road.
- Pretty rear garden with a south easterly facing orientation and featuring a sun deck and lawns.
- Renovated approximately 5 years ago with modern fixtures and fittings in all the right places.
- Full UPVC double glazing and GCH via a combi (electric underfloor heating in the kitchen).
- Detached garage ideal for the storage of bikes, camping gear, roofboxes etc...

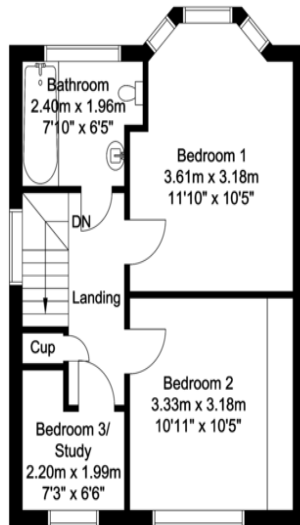




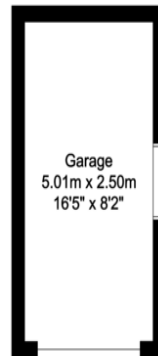
Ground Floor
48 sq m/516.66 sq ft
Approx.



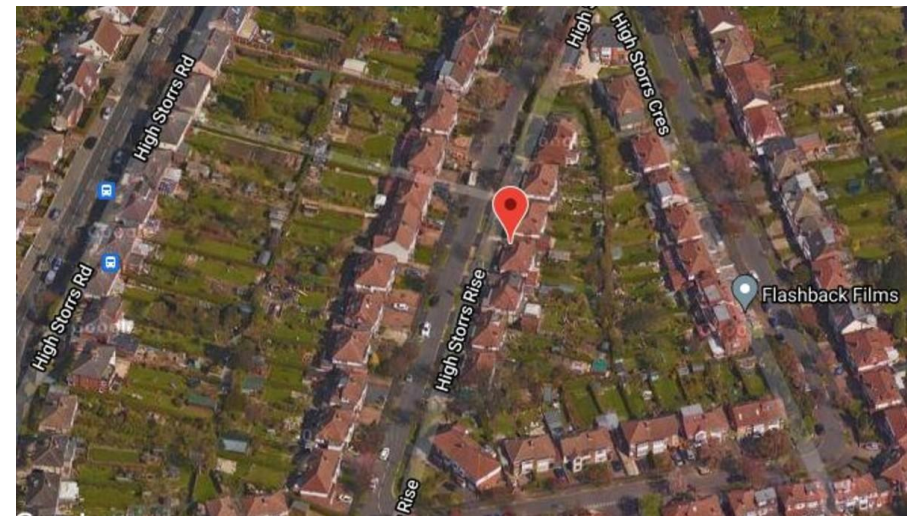
First Floor
38 sq m/409.02 sq ft
Approx.



Outbuilding
12 sq m/129.16 sq ft
Approx.



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