



**Patterdale Way, North Anston Sheffield S25 4JS**

**welcome to**

**Patterdale Way, North Anston Sheffield**

OFFERED FOR SALE WITH NO UPWARD CHAIN!! FOUR bedroom SEMI DETACHED family home having OFF ROAD PARKING and GARAGE!! \*\*\* PRICE £200,000 \*\*\*



### **Lounge**

Front facing double glazed UPVC door leading into lounge having two front facing double glazed windows and two central heating radiators.

### **Dining Room**

Laminate flooring and central heating radiator. Rear facing double glazed patio doors leading onto rear garden.

### **Kitchen**

Fitted units set above and below worksurfaces incorporating stainless steel sink and drainer. Built in electric oven and electric hob with cookerhood over, space for fridge freezer and plumbing for washing machine. Vinyl flooring, central heating radiator, rear facing double glazed window and door.

### **Stairs And Landing**

Stairs rising to first floor accommodation having access to loft space.

### **Bedroom One**

Built in storage cupboard providing additional storage. Front facing double glazed window and central heating radiator.

### **Ensuite**

Three piece suite comprising low flush WC, pedestal wash hand basin and shower enclosure with rainfall shower over. Partial tiling to walls.

### **Bedroom Two**

Rear facing double glazed window and central heating radiator.

### **Bedroom Three**

Front facing double glazed window and central heating radiator.

### **Bedroom Four**

Rear facing double glazed window and central heating radiator.

### **Family Bathroom**

Three piece suite comprising low flush WC, pedestal wash hand basin and paneled bath. Partial tiling to walls and vinyl flooring. Cupboard housing combi boiler, rear facing double glazed window and central heating radiator.

### **Outside Space**

Lawned garden to the front with pebbled area and bushes to boarder. To the rear is a further lawned garden with patio seating are and further pebbled area.

### **Garage**

Having up and over door, power and lighting.

### **Lister Comments**

Solar panels. Ask agent for more details.



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## Patterdale Way, North Anston Sheffield

- FOUR BEDROOM SEMI DETACHED
- FAMILY HOME
- NO UPWARD CHAIN
- OFF ROAD PARKING AND GARAGE
- \*\*\* PRICE - £200,000 \*\*\*

Tenure: Freehold EPC Rating: C

Council Tax Band: B

# £200,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
DGT107870 - 0006

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