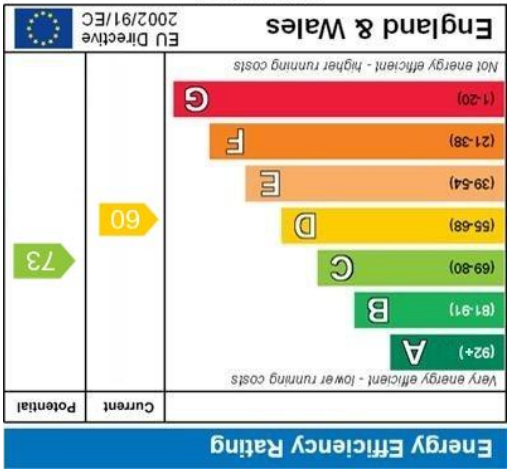
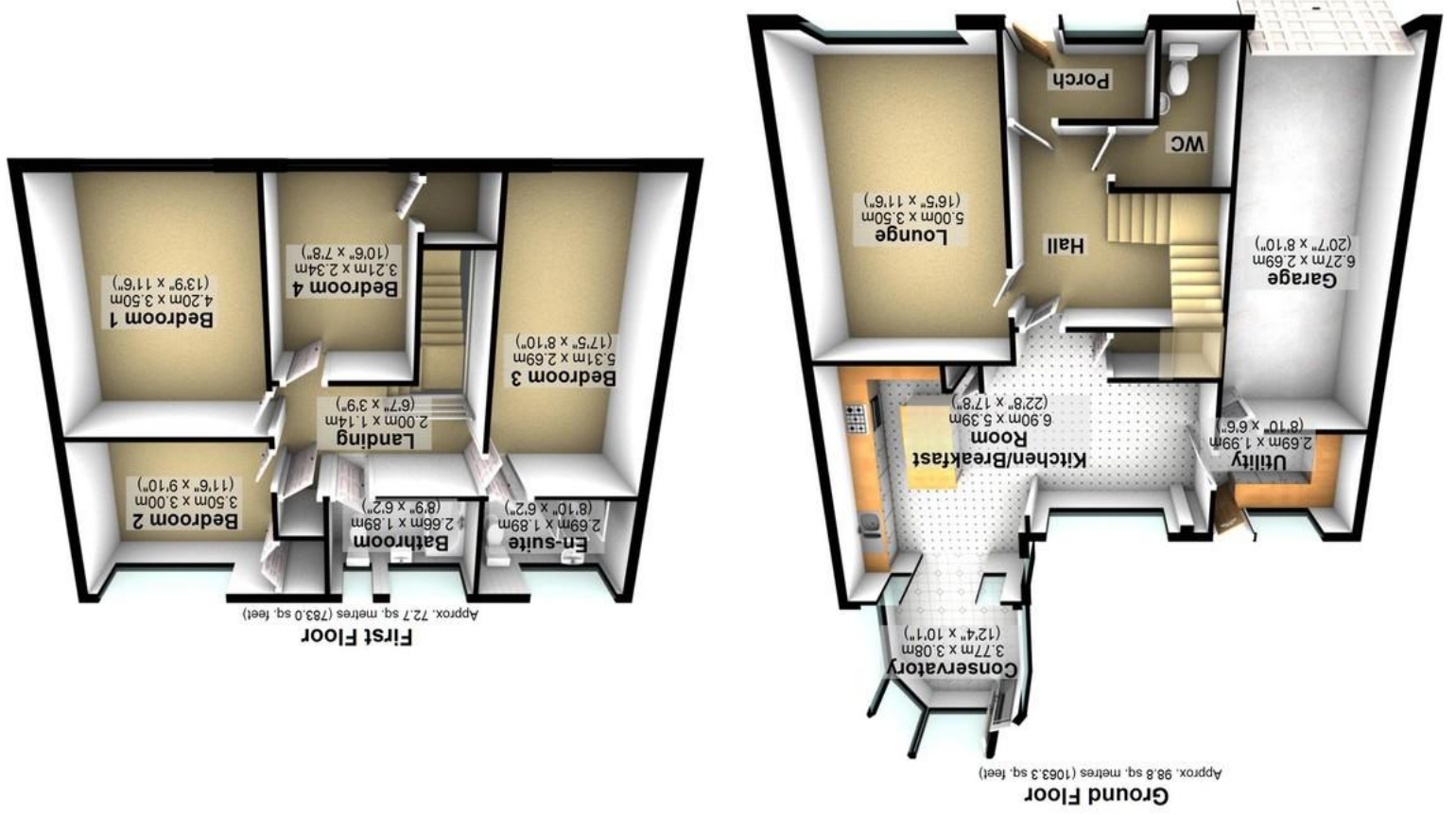


Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

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Total area: approx. 171.5 sq. metres (1846.3 sq. feet)
All measurements are approximate
Plan produced using PlanUp





82 Abbeydale Park Rise | Dore | Sheffield | S17 3PF

Property Tenure: Freehold

Finished to an exceptionally high standard throughout with absolutely no expense spared by the current vendors is this stunning, immaculately presented and very deceptive, four double bedroomed, two bathroomed, detached family home. Having been tastefully extended to the side and rear to create a fabulous open plan and contemporary feel to the ground floor, the property enjoys a light and spacious feel. With accommodation arranged over two floors that total an impressive 1,846 sq feet, incredible rear private garden, far reaching views, ample parking, garden sauna room and integral garage. Located on this exceptionally well sought after residential road in the very heart of ultra popular Dore, number 82 falls within catchment for Ofsted rated excellent Dore Primary School, King Egbert secondary, numerous local amenities are within easy reach and The Peak District is literally on the doorstep. Being of particular interest to the growing family market this beautiful property simply must be viewed to be fully appreciated.



PROPERTY FEATURES

- FOUR DOUBLE BEDROOMED DETACHED FAMILY HOME
- TWO FLOORS OF INCREDIBLY SPACIOUS ACCOMMODATION TOTTALLING 1,846 SQ FEET
- OFF ROAD PARKING GARAGE AND LARGE PRIVATE GARDEN
- EXTENDED TO THE SIDE AND REAR
- OPEN PLAN CONTEMPORARY REAR DINING KITCHEN
- HEART OF ULTRA POPULAR DORE
- OFSTED RATED EXCELLENT LOCAL SCHOOLING CATCHMENTS
- PERFECT FOR THE GROWING FAMILY MARKET
- VIEWING ESSENTIAL TO DO FULL JUSTICE TO THIS FABULOUS PROPERTY
- FREEHOLD COUNCIL TAX BAND F £2,966.64 PA

