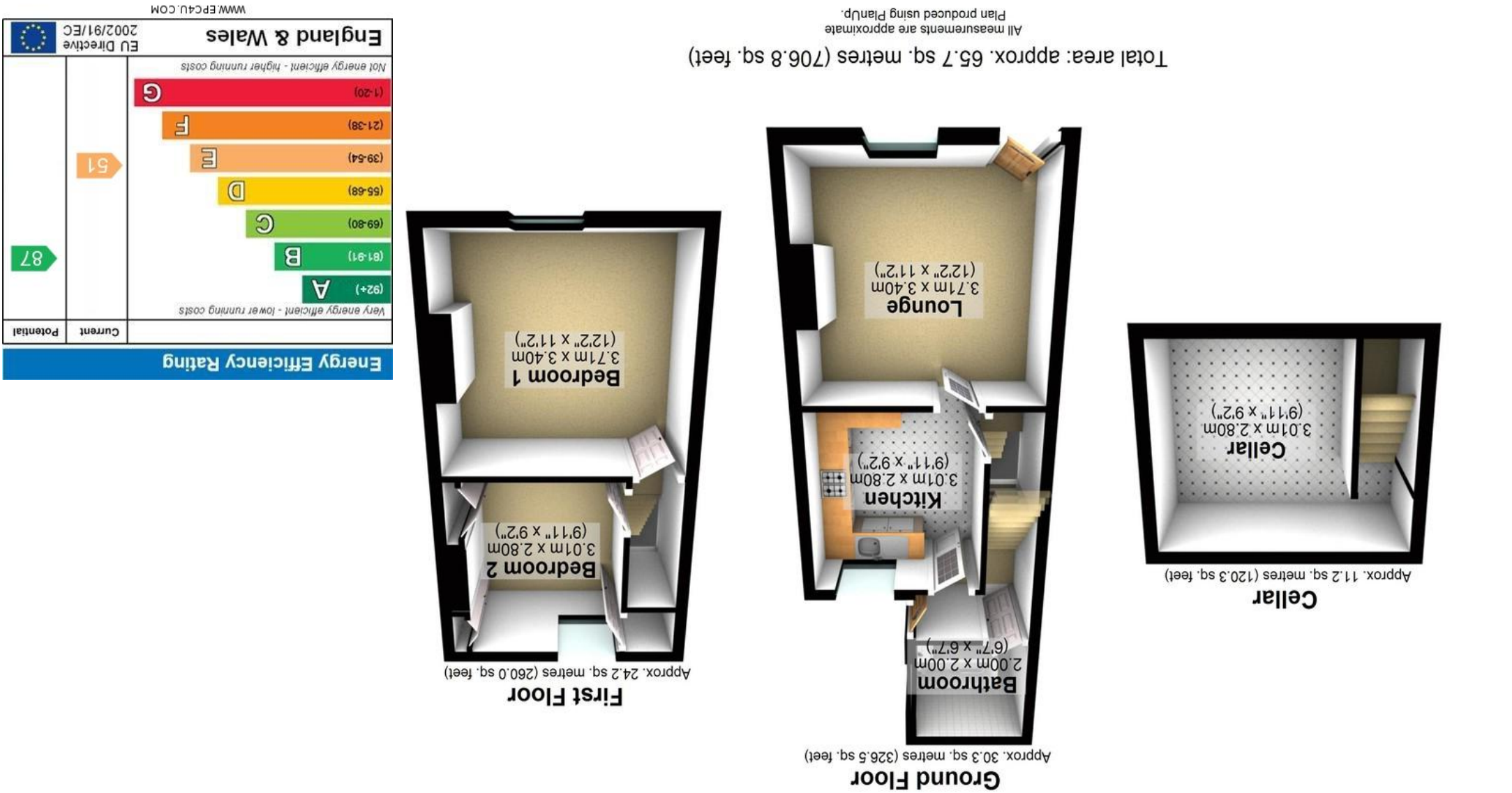


Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.





58 Benty Lane | Crosspool | Sheffield | S10 5NF

Property Tenure: Freehold

Located in the very heart of ultra popular Crosspool is this beautiful, period, two double bedroomed, extended, end terraced cottage. With the Peak District literally on the doorstep and numerous independent eateries, cafes and shops at the end of the road, principal hospitals, universities and central Sheffield are close by, with a regular bus service. Offered to the open market, with the benefit of no upward chain and immediate vacant possession, this characterful home is pitch perfect for the first time buyer, professional couple or those wishing to invest, having been successfully let for the past twenty years. The property consists of front sitting room, dining kitchen and ground floor bathroom. To the first floor are two, spacious double bedrooms. Outside is a rear cottage garden and on road parking to the front.



PROPERTY FEATURES

- TWO DOUBLE BEDROOMED STONE BUILT COTTAGE
- EXTENDED GROUND FLOOR BATHROOM
- AVAILABLE WITH NO UPWARD CHAIN
- PERFECT FOR A FIRST BUY OR PROFESSIONAL COUPLE
- HEART OF ULTRA POPULAR CROSSPOOL
- PEAK DISTRICT ON THE DOORSTEP
- CLOSE TO HOSPITALS UNIVERSITIES AND CENTRAL SHEFFIELD
- PERIOD QUALITY END OF RUN COTTAGE STYLE
- NUMEROUS AMENITIES AT THE END OF THE ROAD
- FREEHOLD COUNCIL TAX BAND B

GUIDE PRICE £200,000-£210,000

