



**Chantrey Road
Sheffield
South Yorkshire
S8 8QW**

Offers in Excess of £364,000

bettermove

Chantrey Road Sheffield

Bettermove are proud to present this 4 bedroom detached house in the sought after residential area of Sheffield with a double level coach house.

The property benefits from double glazing, gas central heating throughout and has off street parking available via the driveway. The council tax band is D.

The interior of this beautifully presented property comprises a spacious and open plan living room with dining room, the fitted kitchen and convenient WC on the ground floor. The first floor consists of 2 double bedrooms, 1 single bedroom and the family bathroom. The second floor has also been converted and split into two bedrooms. The exterior boasts a private rear garden, perfect for enjoying the summer months. The property also benefits from a large basement area, ideal for additional storage and drainage for an automatic washing machine.

To the bottom of the garden is the double level coach house, which provides a variety of uses including a home office, store, garden room, garage, granny annex or separate rentable accommodation for investment.

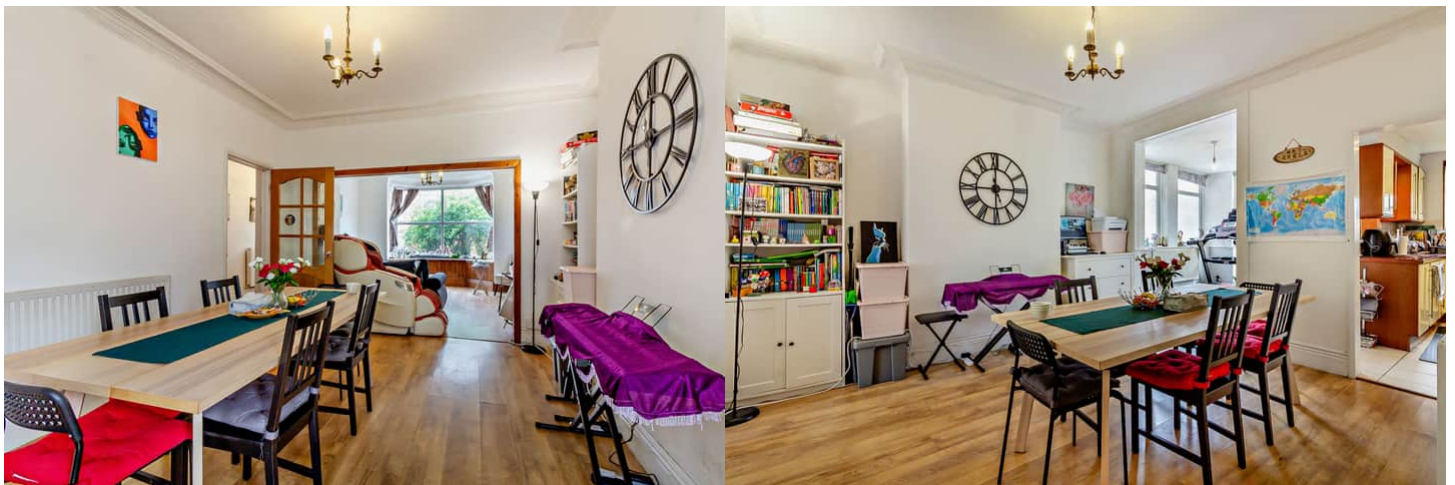
Located in the popular city of Sheffield, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs. Excellent transport connections can be found from the A61 and many local bus routes.

This exciting opportunity should not be missed! All enquiries can be made through Bettermove on 0330 004 0050.

You can secure the purchase today by paying an exclusivity fee of £1,000 which gives you the rights to purchase within a given timeframe.

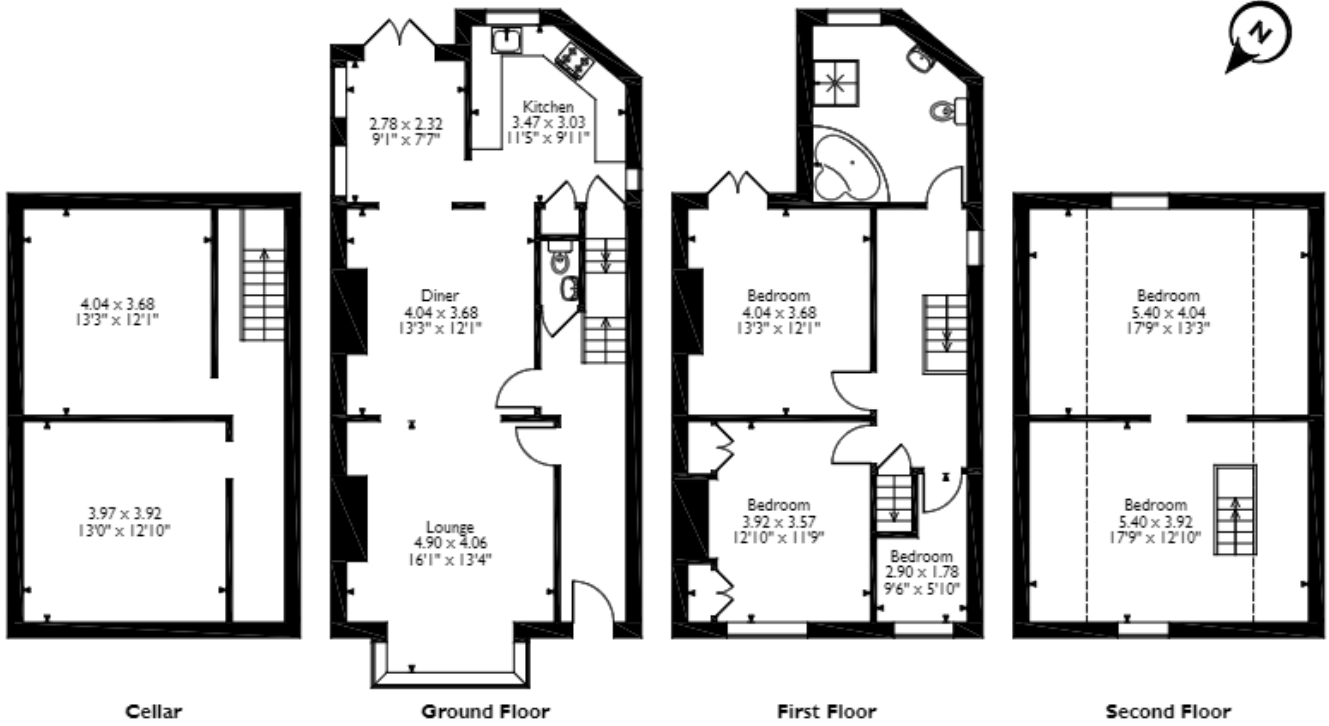
Paying this fee ensures that the seller takes their property off the market and reserves it exclusively for you, therefore eliminating the risk of gazumping and aborted costs.

The exclusivity fee is returned to you upon successful completion of the property.



Chantrey Road, Sheffield

Approximate Gross Internal Area 185 Sq M/1991 Sq Ft



Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		
(69-80) C		78
(55-68) D		
(39-54) E	44	
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	



20-22 Bridge End, Leeds, LS1 4DJ
t: 0330 004 0050 e: hello@bettermove.co.uk
www.bettermove.co.uk