



EADON LOCKWOOD & RIDDLE
SALES • LETTINGS • SURVEYS



83 Brookhouse Hill, Fulwood Village, Sheffield, South Yorkshire, S10 3TE

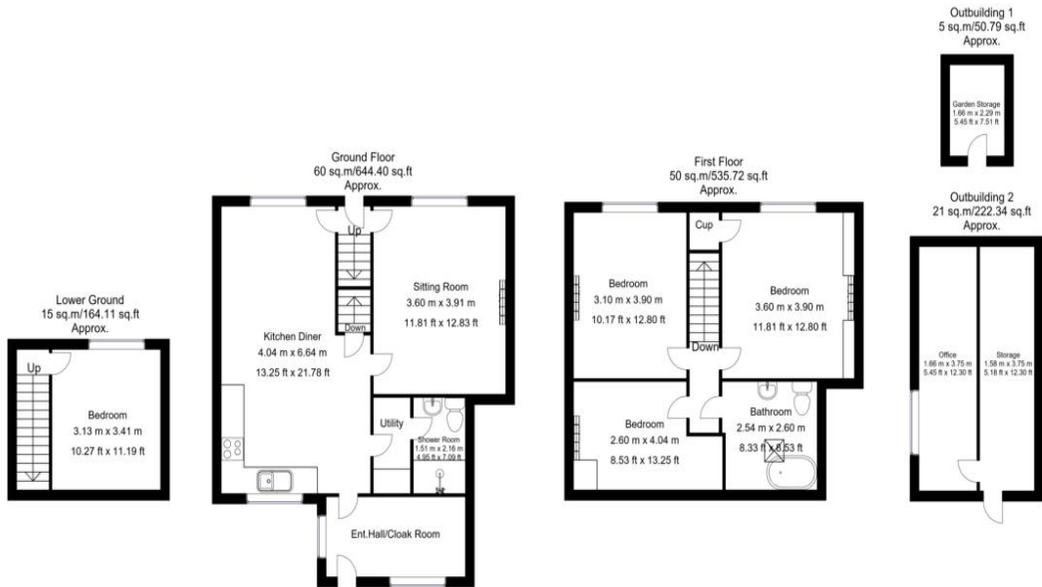
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GUIDE PRICE £625,000 - £650,000. Situated in the heart of the affluent and extremely desirable village of Fulwood yet also offering privacy due to the house being tucked away and back from the road. This charming stone built, early Victorian property has been sympathetically extended and offers versatile accommodation over three floors to include three/four bedrooms (1 situated in the tanked basement) and a splendid garden to the rear. This lovely home has a beautiful finish both inside and out and the property will appeal to a broad range of buyer including those wishing to downsize from one of S10's larger residences and also the family market who will appreciate the excellent local schooling and a close proximity to the beautiful surrounding countryside. Fulwood is a highly desirable and affluent suburb located on the fringe of the beautiful Mayfield Valley and yet conveniently only 2 or 3 miles west of the city centre along with the main city hospitals and universities.

- Three first floor bedrooms, two with decorative fireplaces
- Versatile basement double bedroom with natural light from a well light window
- Large breakfast kitchen with Oak flooring complemented by the Oak work surface on the island unit
- Welcoming entrance hall/potential study area with access to the utility room
- Two bathrooms including one on the ground floor
- Lovely sitting room with timber flooring and a cosy open fireplace
- Block paved off road parking for at least 2 cars and an electric car charge point
- Outbuilding split into two parts (good storage for bikes etc and a home office/workroom/gym)
- Gorgeous and mature gardens to the rear with a large storage shed
- Close to excellent local amenities including first class schooling







Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, no responsibility is taken for incorrect measurements of doors, windows, appliances and room or any error, omission or misstatement. Exterior and interior walls are drawn to scale based on interior measurements. Any figure given is for initial guidance only and should not be relied on as basis of valuation. These plans are for marketing purposes only and should be used as such by any prospective purchase. Specially no guarantee is should not be relied on as a basis of valuation. These plans are for marketing purposes only and should be used as such by any prospective purchase. Specifically no guarantee is given on the total square footage of the property if quoted on this plan.
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