



Spencer.

32, Fulmer Road, Hunters Bar, S11 8UF

## Buy —

a lovely terraced house on this incredibly popular road in Hunters Bar within walking distance to excellent amenities and the wonderful green spaces of Sheffield.

— from *Spencer.*

- Beautifully presented terraced house
- Three excellent-sized bedrooms
- Lovely private courtyard garden
- No chain
- Great school catchment
- Perfect first time buyer property
- Modern kitchen & bathroom
- Council Tax Band -B
- EPC D - Potential B
- Close to amenities



Offers Around

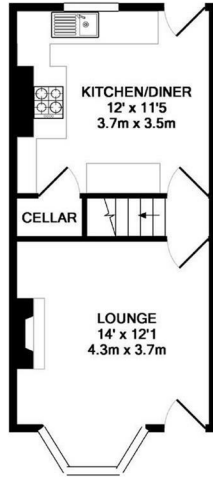
**£295,000**







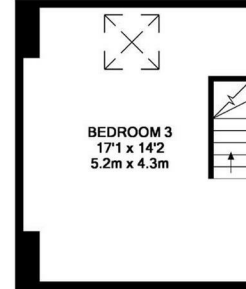
# Floorplan



GROUND FLOOR



1ST FLOOR



2ND FLOOR

TOTAL APPROX. FLOOR AREA 936 SQ.FT. (87.0 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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Viewing: Via the Agents

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