



Spencer.

52, Greenhow Street, Walkley, S6 3TP

Buy —

a well presented and maintained three bedroom mid terrace property in a sought after and highly popular location.

— from *Spencer.*

- Traditional style stone fronted terraced property
- Three good sized bedrooms
- Family bathroom and master with ensuite
- Beautifully fitted kitchen with ample storage and dining space
- Excellent first time buyer opportunity
- Private landscaped rear courtyard garden
- Cellar storage
- Council Tax Band - A
- EPC Rating - D
- What3words/// sculpture.guard.fats

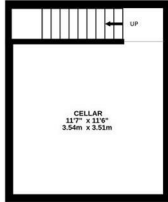


£270,000

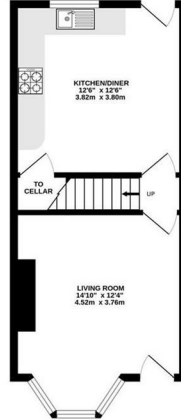


# Floorplan

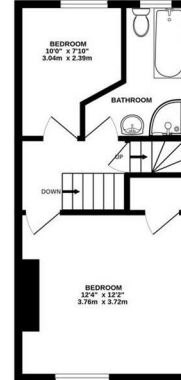
CELLAR  
166 sq.ft. (15.4 sq.m.) approx.



GROUND FLOOR  
CEILING HEIGHT 2.73 M



1ST FLOOR  
CEILING HEIGHT 2.72 M



2ND FLOOR



TOTAL FLOOR AREA : 958sq.ft. (89.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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+44 (0)114 268 3682  
info@spencersestateagents.co.uk

469 Ecclesall Road, Sheffield, S11 8PP  
SpencersEstateAgents.co.uk

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Viewing: Via the Agents  
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