



Spencer.

180, Hunter House Road, Hunters Bar, S11 8TZ

Buy —

this beautifully presented three bedroom semi detached family home with occasional attic room, private rear garden, off street parking and detached single garage.

— from *Spencer.*

- Available with no onward chain
- Three bedroom semi detached home
- Open plan kitchen diner through to conservatory
- Bay windowed lounge with log burning stove
- Private enclosed garden and conservatory
- Off street parking and detached single garage
- Excellent and highly desired location
- Council Tax Band- C
- EPC Rating- C
- What3words///will.talked.sulk

Offers Around

£465,000





Floorplan

180 HUNTER HOUSE ROAD

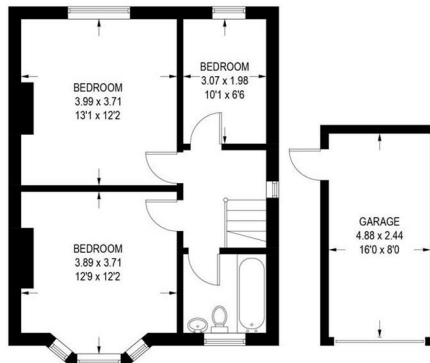
APPROXIMATE GROSS INTERNAL AREA = 100.6 SQ M / 1083 SQ FT

GARAGE = 12.0 SQ M / 129 SQ FT

TOTAL = 112.6 SQ M / 1212 SQ FT



GROUND FLOOR
55.2 SQ M / 594 SQ FT



FIRST FLOOR
45.4 SQ M / 489 SQ FT

(NOT SHOWN IN ACTUAL
LOCATION / ORIENTATION)

Illustration for identification purposes only, measurements are approximate, not to scale.

Spencer.

+44 (0)114 268 3682

info@spencersestateagents.co.uk

469 Ecclesall Road, Sheffield, S11 8PP

SpencersEstateAgents.co.uk

 **SpencersAgents**

 **SpencersAgents**

 **SpencersEstateAgents**

All enquiries and negotiations conducted via the Spencers office. We are obliged under the Estate Agent Act 1991 to qualify all offers and an independent mortgage consultant will speak to you to substantiate your details. The particulars are set out as a general outline only for guidance and do not constitute part of an offer or contract. Measurements are given in good faith and believed to be correct. Any prospective buyer should satisfy themselves as to the correctness of all statements and should not rely on them as representation of fact. No person in the employment of Spencers has any authority to make or give representation or warranty whatever in relation to this property.

Viewing: Via the Agents

Spencers Agents Ltd, 469 Ecclesall Road, Sheffield S11 8PP | Registered in England No. 7565948