



57 Fountains Crescent

, Sheffield, S5 9BF

Guide price £230,000



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Nestled in the desirable Fountains Crescent area of Sheffield, this modern house presents an excellent opportunity for both families and professionals alike. The property is situated in a popular estate, making it an ideal choice for those seeking a vibrant community atmosphere.

Convenience is at the forefront of this location, with hospitals, schools, and shops all within walking distance. This accessibility ensures that daily errands and family needs are easily met. Additionally, the presence of nearby supermarkets adds to the practicality of the area, making grocery shopping a breeze. For those who rely on public transport, the property is conveniently located on a bus route, providing easy access to the wider Sheffield area.

Inside, the house boasts a contemporary design, having been modernised throughout to meet the demands of modern living. A recent addition of a media wall enhances the living space, creating a perfect setting for relaxation and entertainment.

With a guide price of £230,000 to £240,000, this property represents a fantastic investment in a sought-after location. Whether you are looking to settle down or invest, this home offers a blend of comfort, convenience, and modern living that is hard to resist. Don't miss the chance to make this delightful house your new home.

Living Room

This welcoming living room is filled with natural light from a window dressed with grey curtains. It has space for a sofa facing a modern, wall-mounted electric fireplace and a TV set into a stylish black surround. The room benefits from a warm wood-effect herringbone flooring, creating a cosy and inviting atmosphere. A door provides access to the hallway and stairs, highlighting a practical layout.

Kitchen

The kitchen/breakfast room is a bright and practical space with white cabinetry and wood-effect worktops that complement the warm wood flooring. It benefits from a double window and French doors that open onto the garden, allowing plenty of natural light to flood in. The kitchen is equipped with integrated appliances including an oven and gas hob, as well as space for a washing machine. A dining table set near the doors makes a lovely spot for casual meals while enjoying views of the garden.

Rear Garden

The rear garden offers a generous, well-maintained lawn bordered by fencing for privacy. There is a paved patio area adjacent to the house, suitable for outdoor seating and entertaining. The garden is planted with a selection of shrubs and small trees along one side, providing a touch of greenery and enhancing the outdoor space's appeal.

Landing

This first-floor landing is bright and airy, finished in neutral tones with light carpeting. It provides access to the bedrooms and bathroom, as well as a useful airing cupboard, while offering space for decorative touches to personalise the area.

Master Bedroom

The master bedroom is a restful space featuring a comfortable double bed framed by a panelled feature wall painted in muted tones. It has a window dressed with soft curtains, allowing natural light to fill the room.

Bedroom 2

This bedroom is currently arranged as a dressing room, with ample storage provided by an array of white shelving and drawer units. A window lets in plenty of natural light, while a dressing table with a mirror offers a practical space for getting ready. The soft carpeting underfoot adds warmth to the neutral-toned room.

Bedroom 3

This bedroom is ideal for a nursery or child's room, featuring a cot and a changing unit. The neutral décor and soft carpeting create a calm and cosy environment. A window with blinds offers natural light and views outside, while the room's size makes it practical for essential furnishings.

Bathroom

The family bathroom has a clean and modern feel with a white suite including a bath with an overhead shower, a wash basin, and a toilet. The walls are partly tiled in a soft grey with white above, creating a fresh and airy atmosphere. A window provides natural light and ventilation, while storage options include a tall cabinet and mirrored cabinet above the basin.

Downstairs WC

WC and sink.

Garage

Up and over door with plenty of space for storage. Access via the driveway.

ANTI-MONEY LAUNDERING (AML) & IDENTIFICATION CHECK

In accordance with current Anti-Money Laundering Regulations, all purchasers whose offer is accepted on a property marketed by JPM Estate Agents Ltd will be required to complete an identification check and provide information relating to their source and proof of funds.

These checks are a legal requirement and must be completed before a sales memorandum can be issued. JPM Estate Agents Ltd uses a specialist third-party verification service to assist with completing these checks and verifying the information provided.

The cost of the required checks is £30 per person and must be paid in advance once an offer has been agreed and before the sales memorandum is issued. This fee is non-refundable.

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JPM Estate Agents Ltd cannot accept responsibility for any errors, omissions or inaccuracies within the particulars, and the information should not be relied upon as a statement or representation of fact. Measurements, descriptions, photographs and other information are provided for guidance and may be subject to change.

Prospective purchasers should satisfy themselves as to the accuracy of all information and make their own enquiries and investigations before proceeding with a purchase. Your appointed conveyancer is responsible for ensuring that the legal documentation and purchase contract adequately protects your interests.

If you identify any information within the particulars that you believe to be incorrect, please notify JPM Estate Agents Ltd so that we can raise this with the seller.



Road Map



Hybrid Map



Terrain Map



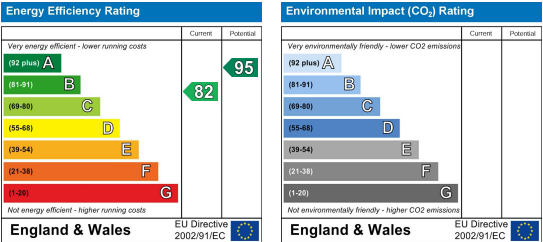
Floor Plan



Viewing

Please contact our JPM Estate Agents Ltd Office on 01226610606 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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