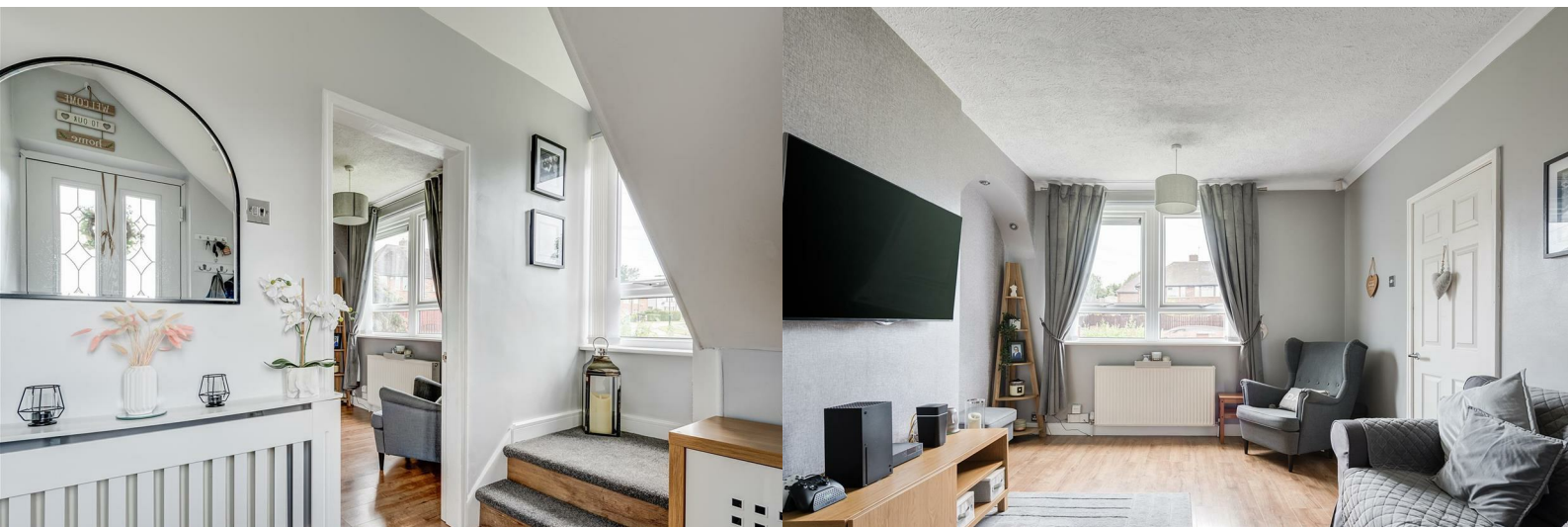




## 2 Fulmere Crescent

, Sheffield, S5 9NP

**Guide price £145,000**



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, Sheffield, S5 9NP

**Guide price £145,000**



GUIDE PRICE £145,000-£155,000

**THIS WON'T BE AROUND LONG!** This three bedroom semi detached house is perfect for first time buyers or a family starting out. It has a modern kitchen with breakfast area, lounge, bathroom, three bedrooms and a great plot with three gardens.

Situated in Parson Cross it is ideal for commuters using the motorway with it being a short drive away. Also anyone using transport links to Sheffield, Barnsley or Rotherham the bus stops are within walking distance.

Asda Supermarket along with pubs, restaurants, amenities are all near by as well as the local primary and secondary schools.

FREEHOLD  
COUNCIL TAX BAND A

### Entrance Hallway

External door leading into the hallway. Stairs leading to the first floor and doors leading to the bathroom and lounge.

### Bathroom

Modern bathroom including WC, sink, bath with shower over.

### Lounge

Spacious lounge with alcoves which have spotlights. Front facing window. Door leading to the kitchen.

### Kitchen

Modern wall and base units with oven and grill, hob with extractor fan, washing machine, sink with drainer, fridge freezer. Rear facing window. Breakfast bar with space for stools. External door leading to the garden.

### First Floor Landing

Doors leading to bedrooms. Two side facing windows.

### Bedroom One

Space for a double bed and wardrobes. Front facing window.

### Bedroom Two

Space for a double bed and wardrobe. Rear facing window.

### Bedroom Three

Space for a bed and wardrobe. Rear facing window.

### Exterior

The property sits on a corner plot and has a lawn to the front of the house, another lawn to the side of the house with a path to the door and access to the rear garden where there is a patio and another lawn.



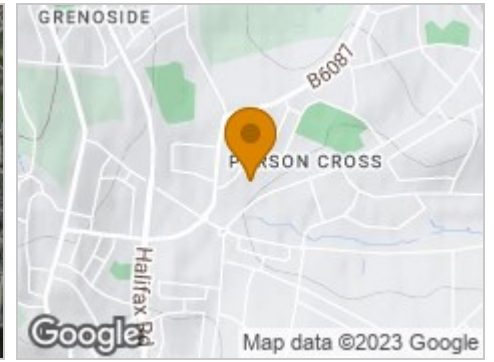
## Road Map



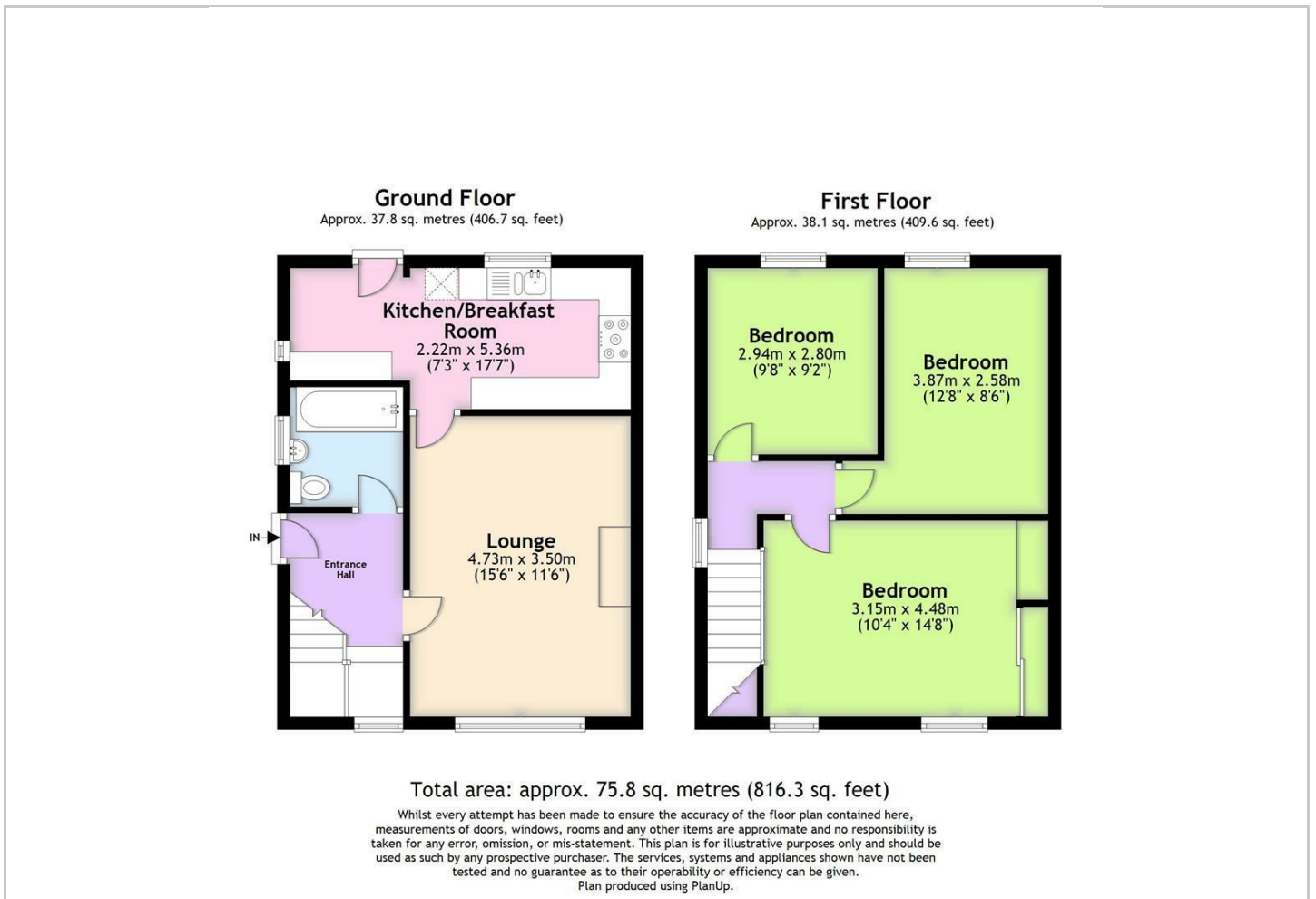
## Hybrid Map



## Terrain Map



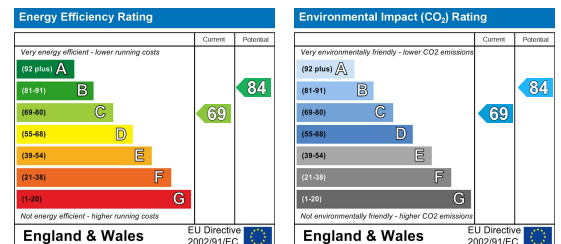
## Floor Plan



## Viewing

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

## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.