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4 Poynton Wood Crescent, Bradway

Sheffield

Guide Price £475,000-£500,000

# 4 Poynton Wood Crescent

Bradway, Sheffield

An incredibly rare opportunity has arisen to purchase this fabulous four bedroom, detached family home. Offered to the open market for the first time in over forty years, the property is available with the huge benefit of no onward chain and vacant possession on completion. In need of some general cosmetic updating but allowing the new buyers plenty of scope to create their own personalised finish to form a forever home. With two spacious and light floors of accommodation that total an impressive 1,461 sq feet together with an extended rear sun room, number four also offers vast further opportunity to extend as neighbouring properties have done so (subject to planning) to create a forever home. With ample driveway to the front, integral garage and private rear sunny garden its easy to say this property will be popular with the growing family market and simply must Council Tax band: E Tenure: Freehold

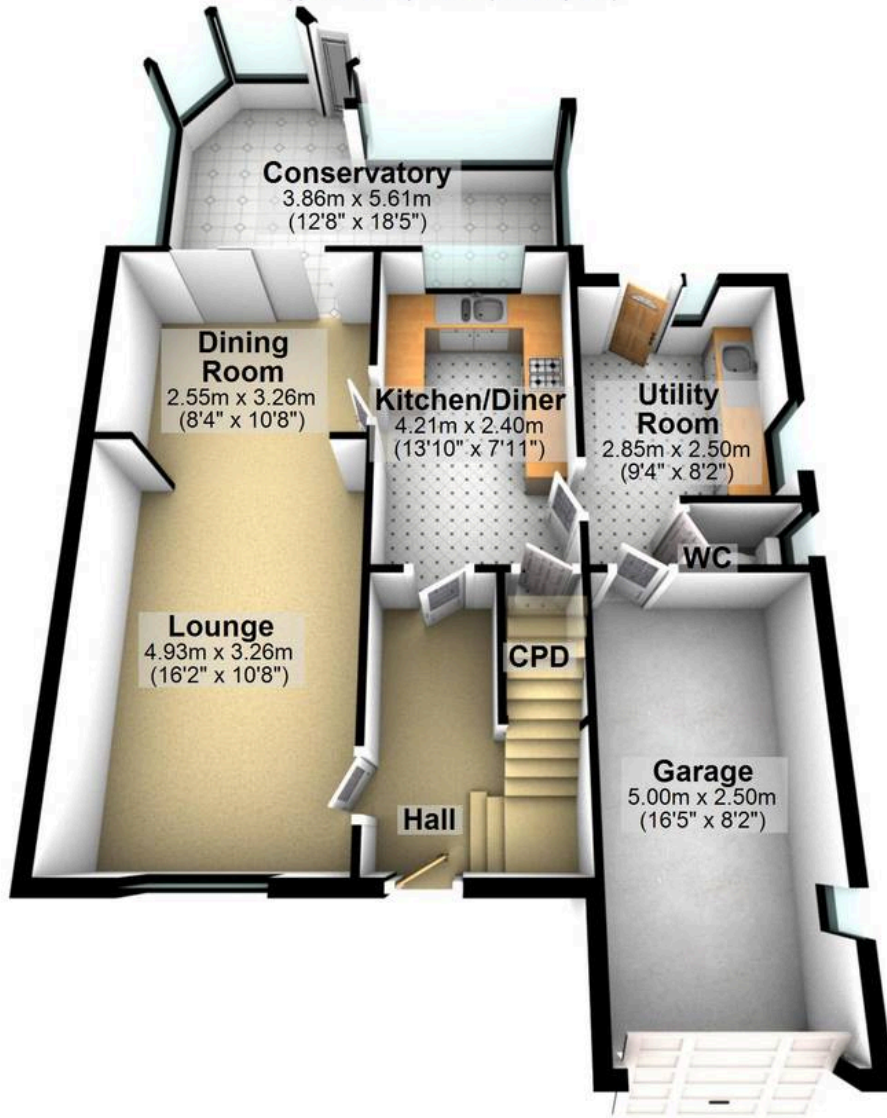
- INCREDIBLE FOUR BEDROOM DETACHED FAMILY HOME
- QUIET CUL DE SAC POSITION AND IN OUR OPINION THE FINEST RESIDENTIAL ROAD ON THE DEVELOPMENT
- INCREDIBLY RARE OPPORTUNITY TO MARKET WITH VIEWING ABSOLUTELY ESSENTIAL TO DO FULL JUSTICE
- TWO SPACIOUS AND LIGHT FLOORS OF ACCOMMODATION TOTALLING AN IMPRESSIVE 1,461 SQ FEET
- PLENTY OF POTENTIAL TO EXTEND AS NEIGHBOURING PROPERTIES HAVE DONE SO (SUBJECT TO PLANNING)
- PERFECT FOR THE GROWING FAMILY MARKET LOOKING FOR A FOREVER HOME
- HEART OF ULTRA POPULAR BRADWAY ON THE VERY CUSP OF THE PEAK DISTRICT
- EXCELLENT COMMUNING CATCHMENTS AND EASY





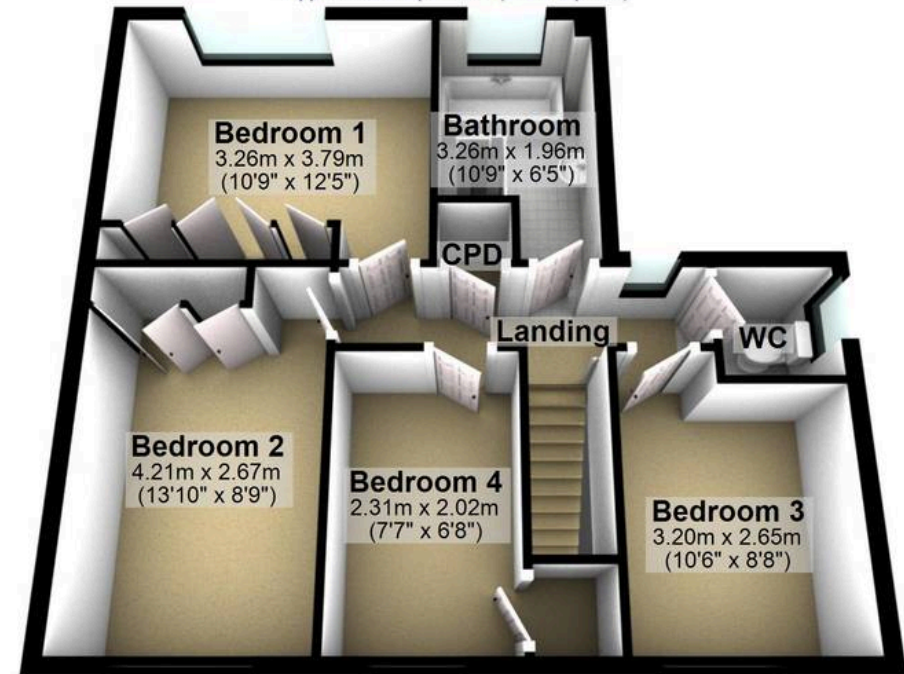
## Ground Floor

Approx. 83.0 sq. metres (893.0 sq. feet)



## First Floor

Approx. 52.8 sq. metres (568.0 sq. feet)



Total area: approx. 135.7 sq. metres (1461.0 sq. feet)

All measurements are approximate  
Plan produced using PlanUp.



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