

**3 Southgrove Road, Botanical Gardens**

Sheffield

**Guide Price £150,000 - £160,000**



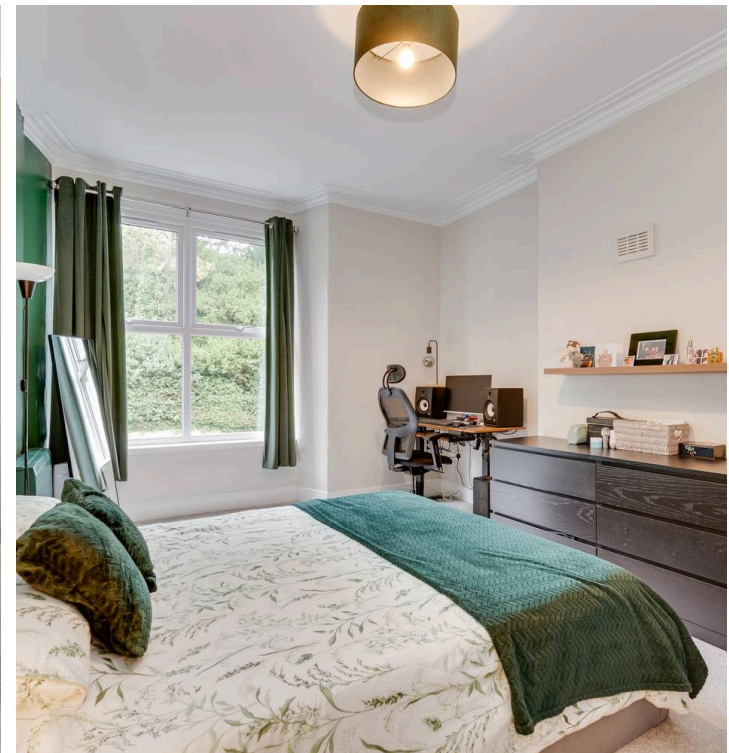
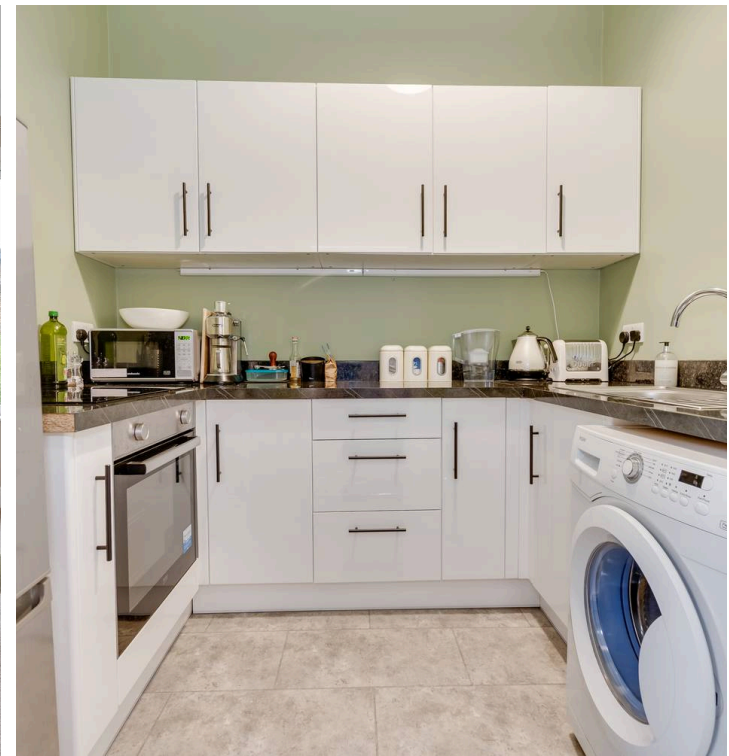
## 3 Southgrove Road

3 Southgrove Road, Sheffield

This fabulous larger than expected double bedroom first-floor apartment, part of a gorgeous stone-built detached Victorian property, is a gem in the heart of the ultra-popular Botanical Gardens neighbourhood on the southwest of the city. The property boasts a quiet location on a one-way road, just a short stroll from the Royal Hallamshire Hospital and nearby universities. Finished to a high standard throughout, with newly fitted kitchen and shower room. This charming apartment retains numerous original period features, character and charm associated with properties from this era. Residents can take advantage of the convenience of a dedicated car parking facility to the front of the property. Ideal for a professional couple, first-time buyer, or savvy investor, viewing this property is essential to fully appreciate its unique allure.

Council Tax band: A Tenure: Leasehold

- FABULOUS LARGER THAN EXPECTED DOUBLE BEDROOM FIRST FLOOR APARTMENT
- FORMING PART OF THIS GORGEOUS STONE BUILT DETACHED VICTORIAN PROPERTY
- SHORT STROLL TO THE ROYAL HALLAMSHIRE HOSPITAL AND UNIVERSITIES
- QUIET ONE WAY ROAD IN THE VERY HEART OF ULTRA POPULAR BOTANICAL GARDENS ON THE SOUTH WEST OF THE CITY
- FINISHED TO REALLY NICE STANDARD THROUGHOUT WITH VIEWING ESSENTIAL TO DO FULL JUSTICE
- RESIDENTS CAR PARKING FACILITY TO THE FRONT OF THE PROPERTY
- RETAINING NUMEROUS ORIGINAL PERIOD FEATURES CHARACTER AND CHARM ASSOCIATED WITH A PROPERTY FROM THIS ERA







## First Floor

Approx. 43.1 sq. metres (463.4 sq. feet)



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Total area: approx. 43.1 sq. metres (463.4 sq. feet)

All measurements are approximate  
Plan produced using PlanUp.