

**14 Haugh Lane, Ecclesall**

Sheffield

**Guide Price £550,000 - £575,000**



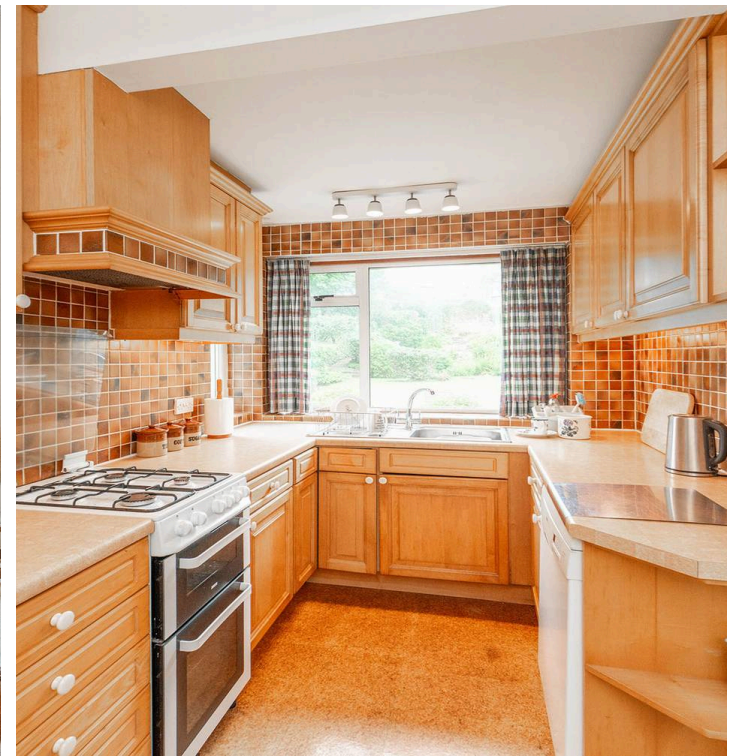
# 14 Haugh Lane

Ecclesall, Sheffield

An incredibly rare opportunity has arisen to purchase this exceptional five bedroom, two bath/shower roomed, bay windowed extended semi-detached family home. Offering up three super spacious and light floors of accommodation an impressive 2,167 sq feet, framed by an elegant master bedroom that enjoys its own walk in dressing room and en-suite. Situated in the heart of the highly sought-after Ecclesall area on the southwest of the city, this property offers the perfect setting for growing families in search of their forever home. With no upward chain involved, viewing is essential to fully appreciate this stunning property and its full potential on offer. The property features a larger than expected, rear private garden and offering a serene escape from the hustle and bustle of city life. Additionally, a single garage and driveway provide convenient off-street parking.

Council Tax band: F Tenure: Leasehold

- FABULOUS FIVE BEDROOM TWO BATH/SHOWER ROOMED BAY WINDOWED PERIOD SEMI DETACHED HOME
- INCREDIBLY RARE OPPORTUNITY TO MARKET WITH VIEWING TO SEE THE FULL POTENTIAL A PREREQUISITE
- HEART OF ULTRA POPULAR ECCLESALL ON THE SOUTH WEST OF THE CITY
- THE PEAK DISTRICT IS LITERALLY ON THE DOORSTEP AND BOTH HOSPITALS AND UNIVERSITIES ARE CLOSE BY ALSO
- EXCELLENT LOCAL SCHOOLING CATCHMENTS INCLUDING DOBCROFT JUNIORS AND SILVERDALE SECONDARY
- THREE FLOORS OF LIGHT AND SPACIOUS ACCOMMODATION TALLING AN IMPRESSIVE 2,167 SQ. FEET











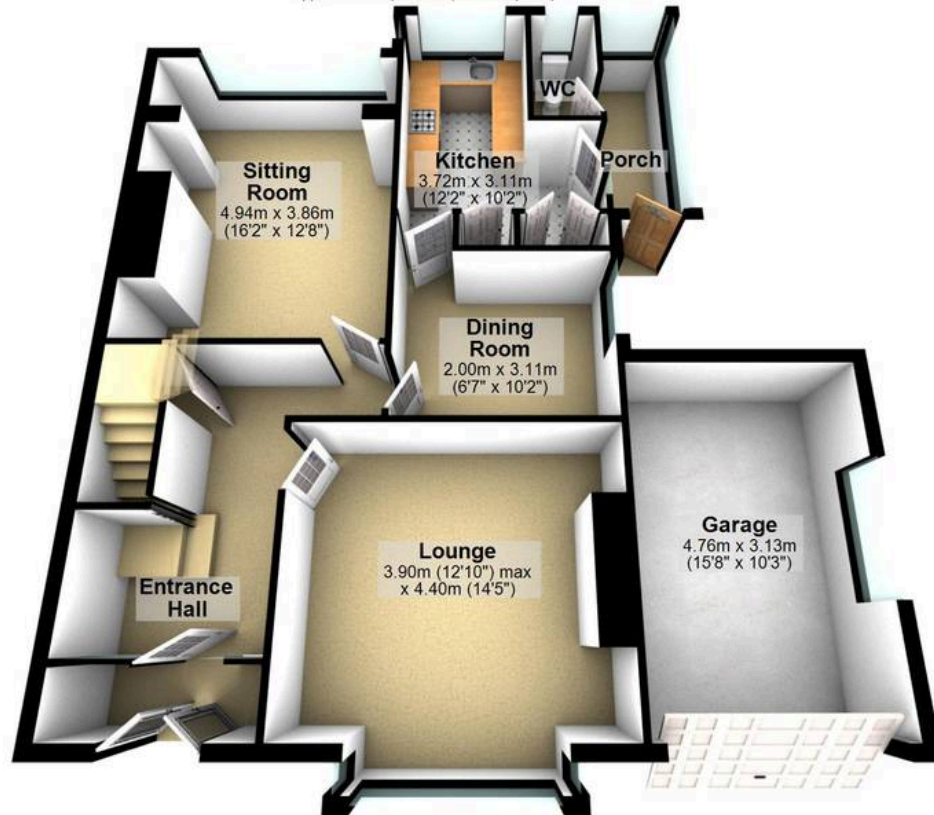
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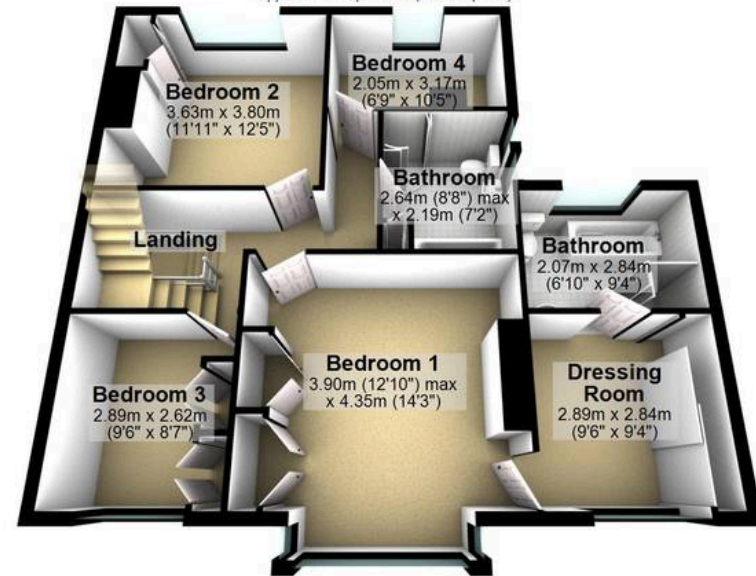
### Ground Floor

Approx. 94.5 sq. metres (1017.7 sq. feet)



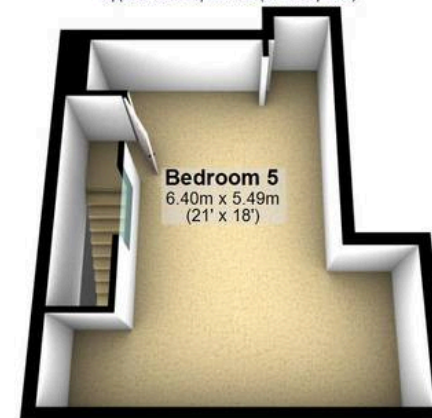
### First Floor

Approx. 77.9 sq. metres (838.3 sq. feet)



### Second Floor

Approx. 28.9 sq. metres (311.2 sq. feet)



Total area: approx. 201.3 sq. metres (2167.2 sq. feet)

All measurements are approximate  
Plan produced using PlanUp.