

49 Fraser Road, Abbey Lane

Sheffield

Guide Price £300,000 - £325,000

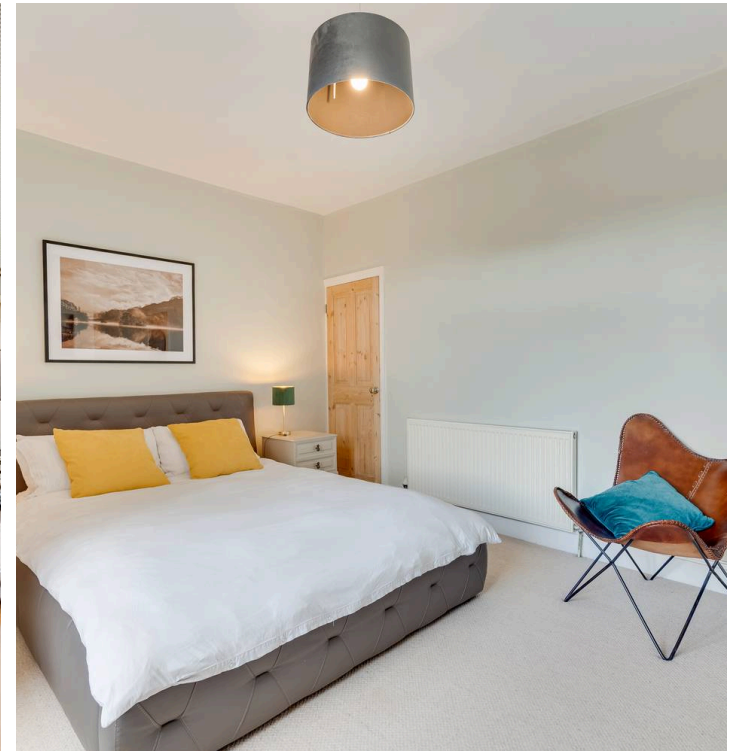
49 Fraser Road

Abbey Lane, Sheffield

An absolutely stunning, immaculately presented and very deceptive three double bedroom, bay windowed, Victorian, villa terrace. Finished internally to the very highest of standards by the current vendors with absolutely no expense spared to create this outstanding contemporary design that has also been super careful to retain the original period features, character and charm associated with a property from this era and blended them with a modern twist. Set back from the road ensuring a huge degree of privacy together with a rear sunny southerly facing garden that has no through fare from neighbouring properties there is also on road parking to the front. Enjoying three superb floors of accommodation along with a double rear off-shot that supplies an impressive 1,329 sq feet. With log burning stove to front sitting room, bespoke shutters to bay window and open plan rear dining living kitchen.

Council Tax band: A Tenure: Freehold

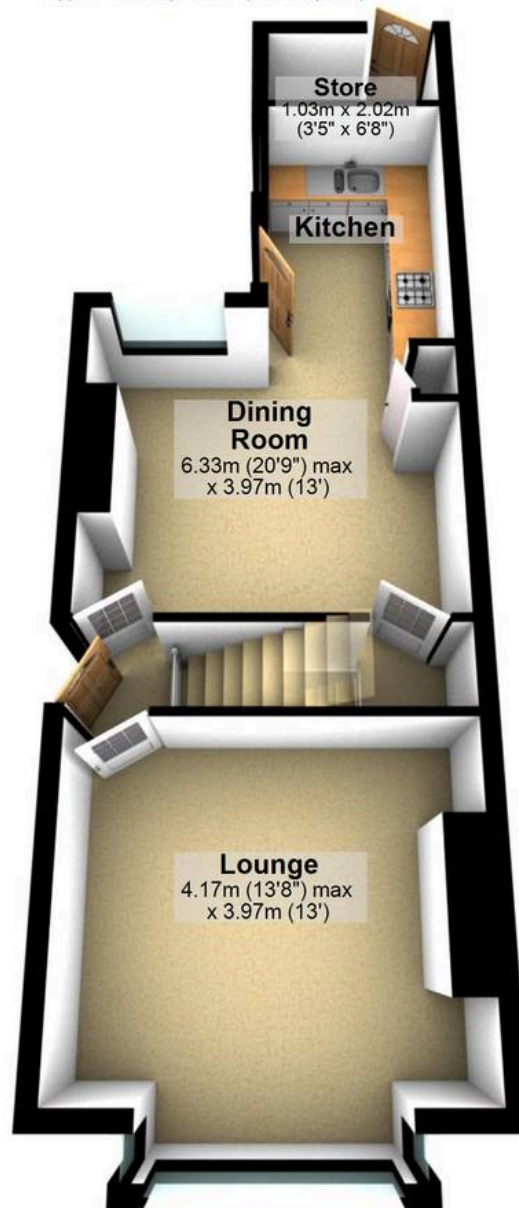
- STUNNING THREE DOUBLE BEDROOM MID VICTORIAN TERRACED
- FINISHED INTERNALLY TO AN EXCEPTIONALLY HIGH STANDARD BY THE CURRENT VENDORS WITH NO EXPENSE SPARED
- THREE SUPERB FLOORS OF ACCOMMODATION TOTALLING AN IMPRESSIVE 1,329 SQ FEET
- SET BACK FROM THE ROAD ENSURING PRIVACY ALONG WITH A SIDE ENTRANCE TO A HALLWAY
- EXCELLENT LOCAL SCHOOLING CATCHMENTS INCLUDING ABBEY LANE JUNIOR
- HEART OF ULTRA POPULAR ABBEY LANE WITH WOODSEATS AMENITIES A SHORT STROLL AWAY
- PITCH PERFECT FOR THE PROFESSIONAL COUPLE AND YOUNG FAMILY Alike





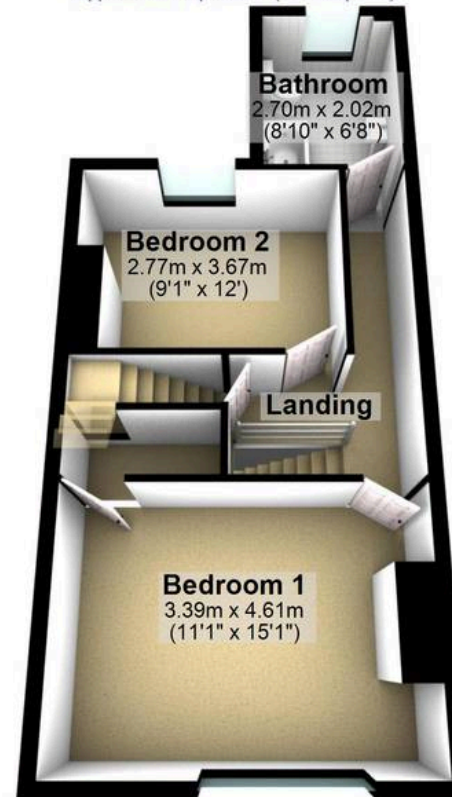
Ground Floor

Approx. 40.2 sq. metres (433.0 sq. feet)



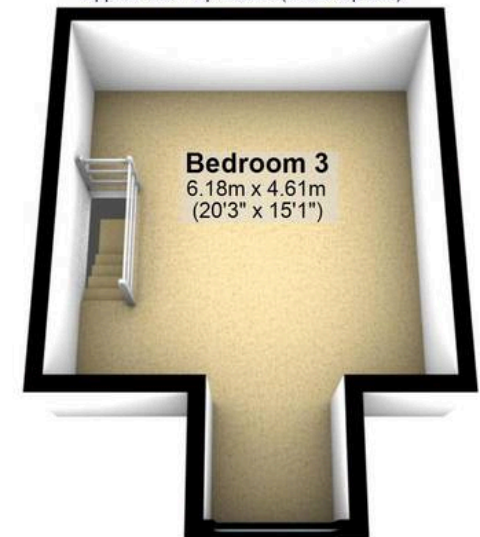
First Floor

Approx. 42.4 sq. metres (456.3 sq. feet)



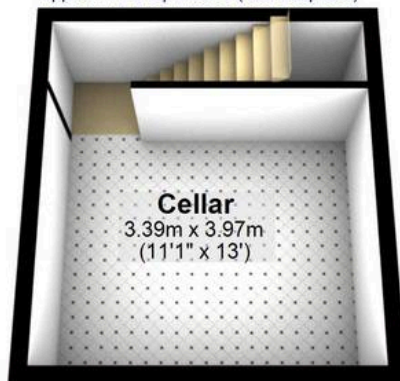
Second Floor

Approx. 23.7 sq. metres (255.4 sq. feet)



Cellar

Approx. 17.2 sq. metres (185.2 sq. feet)



Total area: approx. 123.6 sq. metres (1329.9 sq. feet)

All measurements are approximate
Plan produced using PlanUp.



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