



Spencer.

22, Blenheim Mews, Ecclesall, S11 9PR

Buy —

this superbly located and proportioned three/four bedroom family townhouse set in a popular gated community. Having integral garage, south facing private rear garden in excellent school catchment.

— from *Spencer.*

- Available with no onward chain
- Superbly proportioned three/four bedroom townhouse
- Flexible accommodation over three floors
- Kitchen dining room
- Family bathroom, ensuite shower room and ground floor WC
- Southerly facing private rear garden
- Integral garage and off street parking
- Council Tax Band-E
- EPC Rating -C
- What3words///case.native.silly



£480,000



Floorplan



TOTAL FLOOR AREA: 1497 sq.ft. (139.1 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Made with Metropix 6/2025

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Viewing: Via the Agents
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