



Spencer.

49, Greenfield Road, Sheffield, S8 7RR

## Buy —

beautifully appointed and presented period cottage with two bedrooms in the quiet and popular location of Greenhill Village.

— from *Spencer.*

- Beautifully presented period semi detached Cottage
- Carefully extended
- Two Bedrooms and family bathroom
- Three reception rooms offering flexibility
- Character features & charm
- Quiet location
- Enclosed low maintenance rear gardens and outbuildings.
- Council Tax Band-B
- EPC Rating-D
- What3words:///verbs.cook.singer



Offers Around

**£295,000**







# Floorplan



TOTAL FLOOR AREA : 797 sq.ft. (74.0 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.  
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Viewing: Via the Agents  
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