



Pipworth Lane
Eckington
Sheffield
Derbyshire
S21 4EY

Offers in Excess of £295,000

bettermove 

Pipworth Lane Sheffield

Bettermove are proud to present this impressive 2 bedroom End of Terrace House in the sought after area of Eckington.

The property benefits from double glazing, gas central heating throughout and has ample off street parking available via the gated driveway and garages. The council tax band is A.

The interior of this beautifully presented property comprises a spacious living room and fitted kitchen on the ground floor. The first floor consists of 2 double bedrooms with the family bathroom is situated on the second floor. The basement has also been converted into a usable reception room. The exterior boasts a private rear garden with a full renovated office outbuilding, perfect for enjoying the summer months and entertaining.

Located in the popular town of Eckington, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs. Excellent transport connections can be found from the M1 and many local bus routes providing easy access into Sheffield.

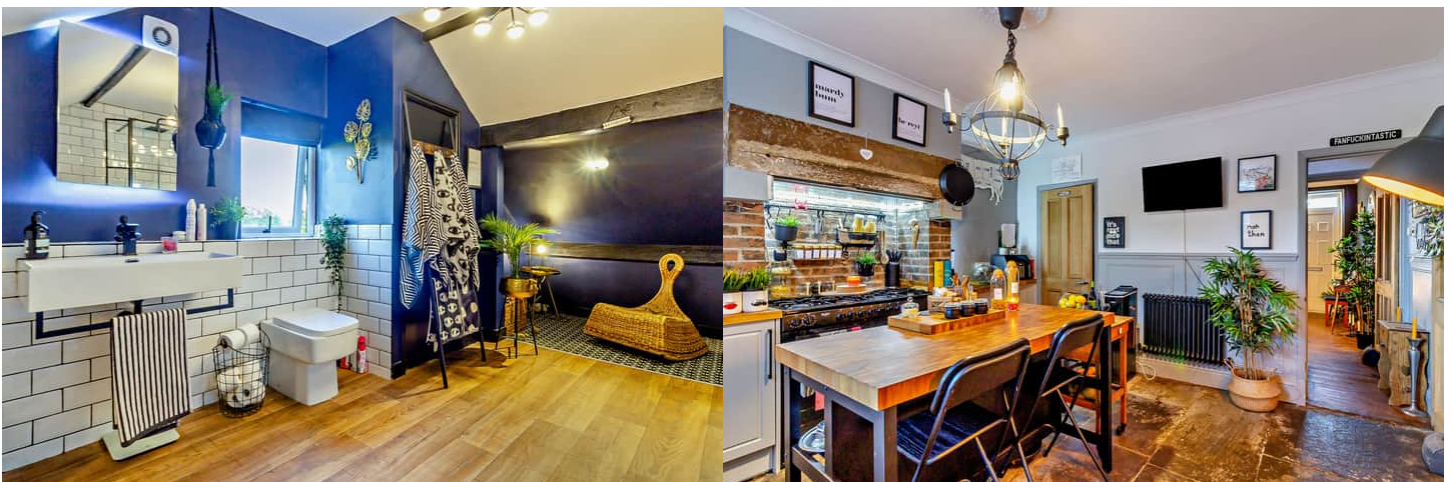
This exciting opportunity should not be missed! All enquiries can be made through Bettermove on 0330 004 0050.

You can secure the purchase immediately by paying an exclusivity deposit of £1,000.

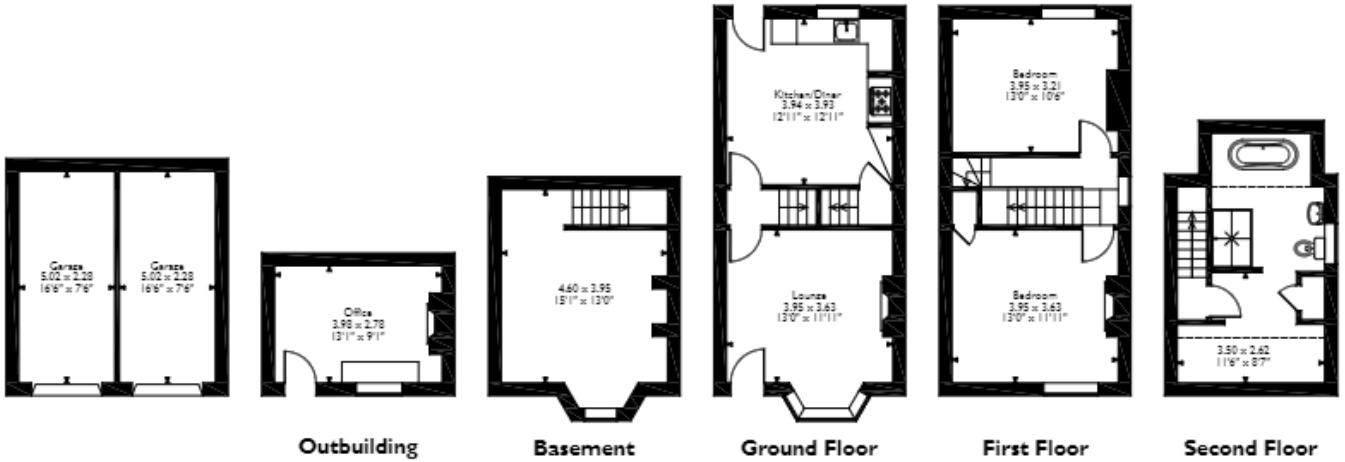
This is not an additional fee and is returned to you on completion.

Paying this deposit ensures that the seller takes the property off the market and reserves it exclusively for you. Therefore, eliminating the risk of being gazumped by another buyer, and incurring aborted costs.

This allows you rights to purchase within a given timeframe (typically 8-12 weeks) which gives you time to prepare funding, surveys, and searches.



Pipworth Lane, Eckington, Sheffield, Derbyshire
 Approximate Gross Internal Area
 Main House = 101 Sq M/1088 Sq Ft
 Garage = 23 Sq M/248 Sq Ft
 Outbuilding = 11 Sq M/118 Sq Ft
 Total = 135 Sq M/1454 Sq Ft



Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		81
(69-80) C		
(55-68) D		
(39-54) E	53	
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	



20-22 Bridge End, Leeds, LS1 4DJ
t: 0330 004 0050 e: hello@bettermove.co.uk
www.bettermove.co.uk