



we are
morfittsmith

3 Maple Grove, Aston

£200,000

2 1 1



Why You'll Love It

From the moment you step through the front door, this home feels warm, welcoming and thoughtfully laid out. To the front of the property is a spacious living and dining area, creating a sociable heart to the home that's perfect for both everyday living and entertaining. A charming log burner takes centre stage, adding character and providing a cosy focal point during the colder months.

Glazed internal doors lead through to the kitchen, allowing natural light to flow effortlessly between the spaces while maintaining a defined layout. The kitchen is well-appointed and offering ample worktop and storage space along with direct access to the rear garden – ideal for summer dining, gardening, or simply enjoying a morning coffee outdoors.

Upstairs, the quality continues. There are two generous double bedrooms, both tastefully decorated and offering comfortable, well-proportioned accommodation. The shower room is modern and stylish, fitted with contemporary fixtures and finished with a clean, fresh aesthetic that complements the rest of the home. Throughout the property, the standard of finish is consistently high, allowing a buyer to move straight in with confidence.

Outside, the rear garden is a real asset. Well-sized and practical, it provides space to relax, entertain or potter, while the detached garage offers excellent additional storage or the perfect workshop for hobbies and DIY projects. To the front, there is off-road parking for two cars, adding everyday convenience.

Why We Love It

Maple Grove is a quiet cul-de-sac, making it ideal for those seeking a peaceful residential setting away from through traffic. Aston is a popular area known for its strong community feel and excellent connectivity. The property sits within easy reach of local shops, supermarkets and everyday amenities, while nearby Rother Valley Country Park offers beautiful green space, walking routes and outdoor activities.

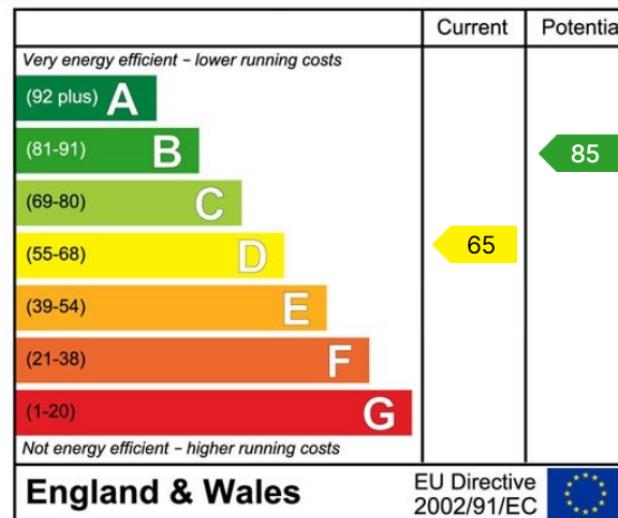
Commuters are particularly well catered for, with excellent access to



- Beautifully Presented Throughout
- Quiet Cul-De-Sac Location
- Parking For Two Cars
- Great For Commuting Into Sheffield and Surrounding Areas
- Close To The M1
- Two Double Bedrooms
- Log Burner - Great For Cosy Evenings
- Perfect For First Time Buyers
- Close To Green Space
- Good Sized Rear Garden With Workshop/Garage



Energy Efficiency Rating



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