



45 Shaldon Grove | Aston | Sheffield | S26 2DH

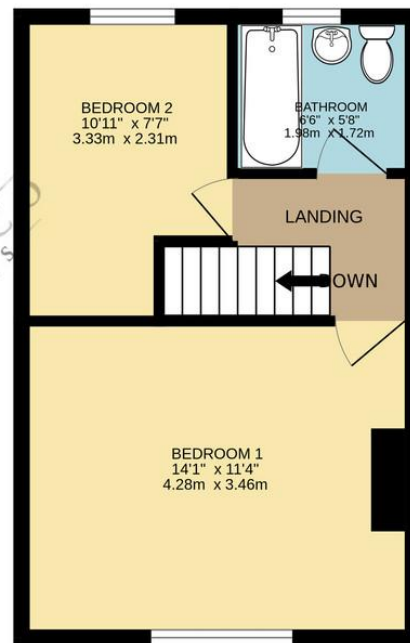
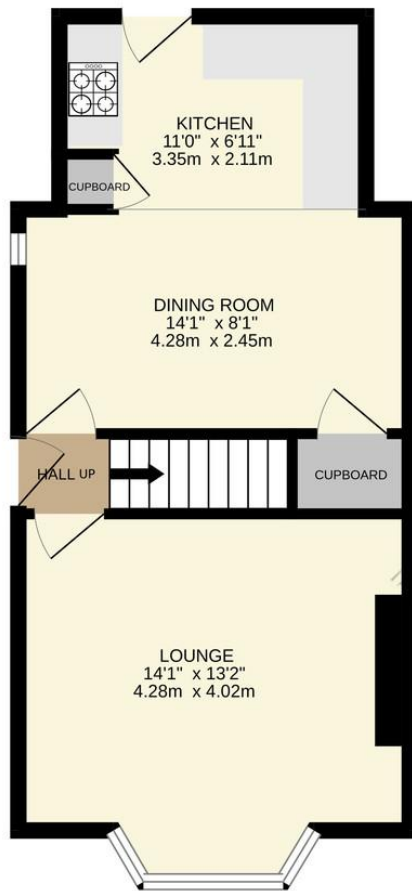
£190,000

Bell & Co Estates are proud to present this extended two-bedroom semi detached home offered with no chain, situated on a quiet residential cul-de-sac in the sought-after area of Aston. Perfect for first-time buyers, downsizers, or investors, this property is ready to move straight into! Welcoming entrance hallway with under-stairs storage cupboard, bright and spacious front-facing lounge perfect for relaxing or entertaining. Extended to the rear to accommodate this lovely sized modern kitchen with dining area, with ample worktop and cupboard space. Upstairs houses two bedrooms, front spacious bedroom with plenty of room for furniture and storage, well-proportioned bedroom two, ideal as a guest room, nursery, or home office. Family bathroom complete with shower over bath, wash basing and WC. Spacious private rear garden with patio area and garage, perfect for storage. Close to a range of local amenities, reputable schools, and excellent transport links including easy access to the M1. With its bright and airy rooms, private garden space, and well-connected location, this charming Aston home offers comfortable living in a popular area. Whether you're stepping onto the property ladder or looking to invest, this is an opportunity not to be missed! Contact Bell & Co Estates today to arrange your viewing – this lovely home won't stay on the market for long!



GROUND FLOOR
395 sq.ft. (36.7 sq.m.) approx.

1ST FLOOR
309 sq.ft. (28.7 sq.m.) approx.



Contact Details

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45, Shaldon Grove
Aston
SHEFFIELD
S26 2DH

Energy rating

D

Valid until
23 March 2029

Certificate number
8500-3576-0329-5627-4713

Property type Semi-detached house

Total floor area 60 square metres

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements