



Ash Grove, Maltby Rotherham S66 7DT

welcome to

Ash Grove, Maltby Rotherham

A fantastic opportunity to purchase this beautifully refurbished three-bedroom mid-terraced home that is offered to the market with no onward chain!! Boasting a stunning kitchen/diner, contemporary family bathroom, oak doors throughout, black sockets and fixtures and a blank canvas rear garden.



Entrance Hall

Entry into the property through a front facing composite door with hallway leading to the stairs for the first floor accommodation. This welcoming hallway is heated via one central heated radiator.

Lounge

Freshly decorated with new carpets this reception room features a front facing double glazed window and one central heated radiator. The lounge also benefits from a cupboard perfect for additional storage.

Kitchen Diner

Leading from the lounge this modern newly fitted kitchen comprising a range of wall, drawer and base units with upstands and contrasting worksurfaces housing the sink and drainer. Integrated appliances include a brand new cooker and hob with extractor above whilst space within the kitchen is available for a washing machine. A rear upvc door complemented by three rear facing double glazed windows allow plenty of natural daylight into the kitchen/diner whilst one central heated radiator adds warmth.

Landing

Access to all first floor accommodation along with access to the loft via a loft hatch, also benefits from spotlights.

Bedroom One

Master bedroom with ceiling spotlights this double bedroom also features two rear facing double glazed windows and one central heated radiator.

Bedroom Two

Second double bedroom having a front facing double glazed window and one central heated radiator.

Bedroom Three

Third bedroom having a double glazed front window and one central heated radiator.

Bathroom

A beautiful modern partly tiled three piece bathroom fitted with a wash hand basin, w/c and bath with a mains fed shower overhead. Additional benefits include spotlights, a rear double glazed window and a central heated towel radiator.

Outside

The front of the property features a low-maintenance pebbled area, along with a shared side ginnel providing access to the rear. There, you will find a fully enclosed and generously sized garden, currently a blank canvas ready for the new owners to create and personalise their own outdoor space.

Agents Note:

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.



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welcome to

Ash Grove, Maltby Rotherham

- No Onward Chain!!!
- Recently Undergone A Full Refurbishment
- Three Bedroom Mid-Terraced Property
- Ready To Move Straight In
- Perfect First Time Home

Tenure: Freehold EPC Rating: D
Council Tax Band: A

£160,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
MBY106668 - 0002

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william h brown



01709 812301



maltby@williamhbrown.co.uk



54 High Street, Maltby, ROTHERHAM, South
Yorkshire, S66 8LA



williamhbrown.co.uk