



12 Hatfield Grove | Laughton Common | S25 3AE Guide Price £200,000 to £210,000

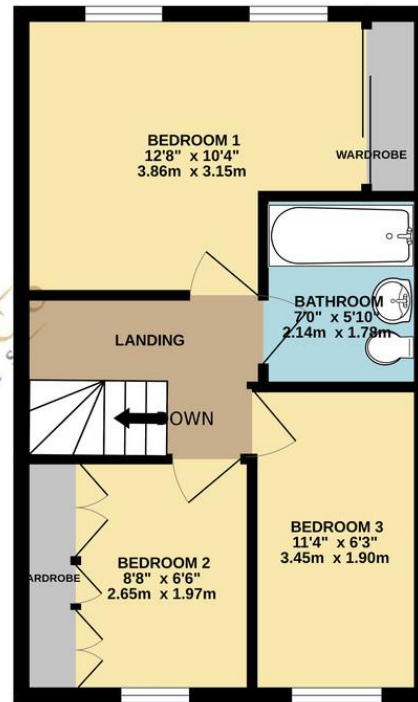
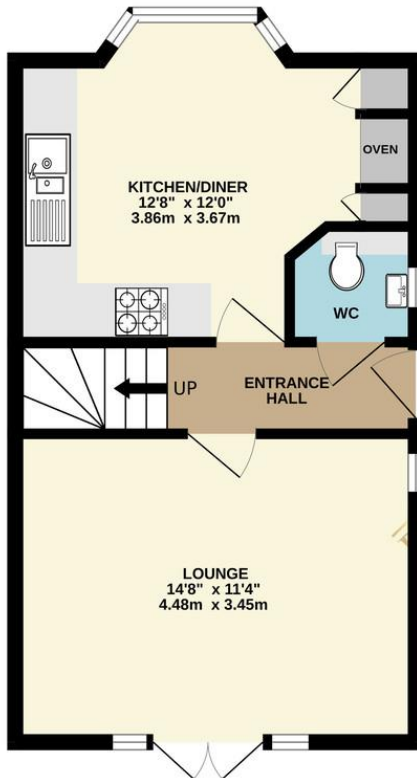
Bell & Co Estates are delighted to present this stunning Three Bedroom, Semi Detached Home, beautifully positioned on a quiet cul de sac in Laughton. In brief the property comprises of a bright and airy entrance hall, front facing modern fitted Kitchen Diner with integrated appliances, plenty of worktop and cupboard space. Downstairs WC with wash basin, rear facing open Lounge beaming with natural light over looking the garden. To the upstairs are THREE BEDROOMS, two of which have fitted wardrobes. Modern Family Bathroom with Shower over Bath, wash basin and WC. To the front of the property the driveway provides off road parking for multiple vehicles and a grassed area, to the side a gate provides access to the main entrance and side gate to the rear garden. The views from the front of the property are truly remarkable. To the rear of the property is a patio area covered by a Pergola, grassed area with borders and large shed at the top of the garden. Close to all local amenities, transport links and schools this property is in a prime location.

- Three Bedroom Semi Detached
- Modern Throughout
- Kitchen / Diner
- Spacious Lounge
- Three Bedrooms
- Family Bathroom
- Parking
- Garden with Pergola and Shed



GROUND FLOOR
378 sq.ft. (35.1 sq.m.) approx.

1ST FLOOR
368 sq.ft. (34.2 sq.m.) approx.



Contact Details

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12 Hatfield Grove
Laughton Common
Dinnington
SHEFFIELD
S25 3AE

Energy rating

C

Valid until
20 May 2034

Certificate number
0320-2790-7350-2124-5815

Property type Detached house

Total floor area 69 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 and 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