



## 9 Chester Court | Eckington | Sheffield | S21 4JF

**£400,000**

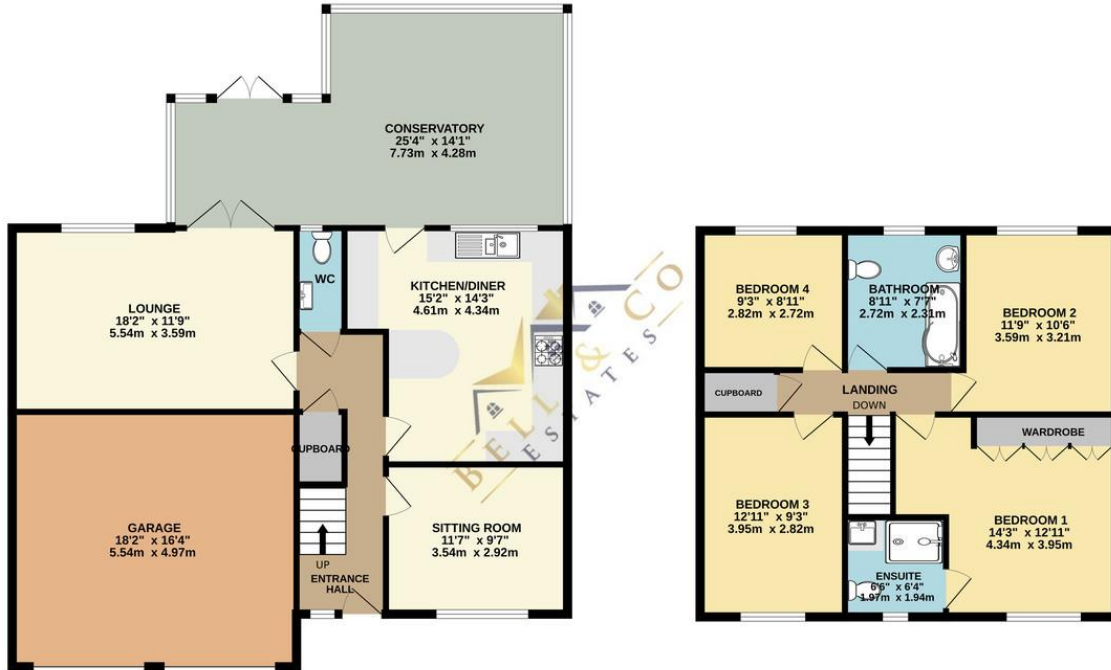
Bell & Co Estates are honoured to present this stunning Four Bedroom Detached home in the heart of Eckington. With just one owner since new, this property has been extended and modernized over time, making it the perfect family home! In brief, the property comprises of; spacious Entrance Hallway including an. Office, Dining Room, or Playroom located at the front of the house. Convenient downstairs WC. Large rear facing Lounge featuring fire and surround and French doors opening into the rear conservatory a large space currently utilized as a lounge with dining area. Modern Fitted Kitchen complete with integrated appliances, breakfast bar and rear door access to the conservatory. Conservatory: A large space currently utilized as a lounge with a dining area. To the upstairs the master Bedroom includes an en-suite bathroom. Three further Double Bedrooms and a family Bathroom featuring a shower over the bath, a wash basin, and a WC. To the front of the property the double driveway provides off road parking and a Double Garage with further side door access. There is side gate access to the Rear Garden, a low maintenance garden with borders, pergola, shed, and outside taps, the perfect space for spending time with loved ones. Close to all local amenities, transport links, and schools, this property is in a perfect location! Viewing is highly recommended to fully appreciate what this home has to offer.

- Four Bedroom Detached
- Stunning Throughout
- Three Reception Rooms
- Modern Fitted Kitchen with Appliances
- Large Conservatory to the Rear
- Master with Ensuite
- Off Road Parking



GROUND FLOOR  
1238 sq.ft. (115.0 sq.m.) approx.

1ST FLOOR  
657 sq.ft. (61.0 sq.m.) approx.



TOTAL FLOOR AREA: 1894 sq.ft. (176.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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## Contact Details

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9 Chester Court  
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SHEFFIELD  
S21 4JF

Energy rating

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Valid until  
7 July 2034

Certificate number  
0152-3039-2203-9104-7204

Property type

Detached house

Total floor area

125 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