

T Samuel Estate Agents

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Phillip Street, Caegarw CF45 4BE

FOR SALE £99,950



- TWO BEDROOMS
- CLOSE TO TOWN CENTRE
- DOWNSTAIRS BATHROOM









Property Description

*** TWO BEDROOM IN POPULAR LOCATION ***

Mid terrace two bedroom property situated in the popular location of Caegarw, Mountain Ash.

The property is sold with vacant possession and no onward chain.

Mountain Ash town centre with it's shops, health centre, train station and hospital are merely a stones throw away and the local corner shop is on your doorstep.

Both primary and secondary schools close by together with local play fields making this an ideal family location.

The Taff Trail is a short walk away, ideal for those bike rides and dog walks.

Easy commute to Cardiff and the Heads of the Valley link roads as the A470 is few minutes drive away.

Accommodation: Entrance hall, lounge, downstairs bathroom, kitchen and two bedrooms.

ENTRANCE HALL

2.12 m x 1.36 m

Entrance via a brown uPVC front door. Artex ceiling. Emulsion walls. Carpet flooring. Radiator. Power points. Doors leading to two built in storage cupboards, one housing the electric meter and fuse board together with the gas meter and the other ideal for hanging coats and storing hoover. Door to lounge.

LOUNGE

4.31 m x 3.94 m

Emulsion ceiling. Emulsion walls with dado rail. Carpet flooring. Radiator. Power points. Door to inner hallway. Stairs to first floor. uPVC window to the front.









KITCHEN

3.62 m x 3.34 m

Ample base and wall units in white with complimentary black work surface. Artex ceiling. Emulsion walls. Vinyl flooring. Radiator. Power points. Stainless steel sink unit. Plumbed for automatic washing machine. Dual aspect uPVC windows allowing in plenty of natural light.

LANDING

Artex ceiling. Emulsion walls. Carpet. Doors to two bedrooms. uPVC window to the rear.

BEDROOM 1

3.22 m x 2.93 m

Artex ceiling. Emulsion walls. Carpet flooring. Radiator Power points. Attic access. Door to built in storage cupboard housing combi boiler. uPVC window to the front.

BEDROOM 2

2.89 m x 3.62 m

Artex ceiling. Emulsion walls. Carpet flooring. Radiator. Power points. Two built in storage cupboards, one white shelving and the other ideal for hanging space. uPVC window to the front.



EXTERIOR

Concrete section with small storage shed. Pathway leading to patio area, a further section laid with artificial grass and an area for bistro table and chairs.









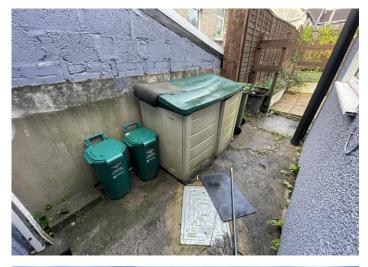






















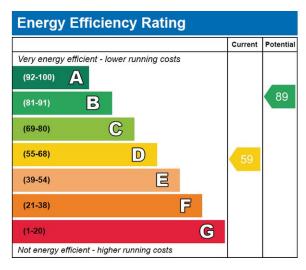
Misdescriptions Act 1991

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Data Protection Act 1998

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EPC



FLOORPLAN



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