



**Hawthorn Terrace, Mountain Ash
CF45 3LX**

TO LET
£650_{pcm}



- **Three Bedrooms**
- **Quiet Location**
- **Newly Carpeted Bedrooms**



3



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Property Description

**** AVAILABLE NOW - TO LET ****

First floor flat available now with 3 Bedrooms and Spacious Lounge and Kitchen, Bathroom with Separate W/C. Would suit a mature couple or single mature person. Situated in the centre of Perthcelyn.



Shared entrance with access via separate door to flat.

Rent: £650PCM

Deposit: £650



Entrance

Side Gate Entrance, Steps, Shared Tiered Garden.

Kitchen

Tiled Flooring. Part Tiled Part Emulsion Painted Walls, Emulsion Painted Ceiling. Fitted Kitchen Units with Sink. 1x Large uPVC Window/ 4x Double PowerPoints. Doors Leading to Living Room and Hallway.





Living Room

Newly Carpeted Flooring, Emulsion Walls and Artex Ceiling. Large Double Radiator, uPVC Window. Mantlepiece. 2x Double PowerPoint.



Hallway

Newly Carpeted Flooring. Wallpapered Walls and Artex Ceiling. Doors Leading to 3 Bedrooms, Bathroom and Separate W/C.



Bathroom

Tiled Flooring. Part Panelled Part Tiled Walls. Newly Skimmed Ceiling. Bath with Shower Overhead, Handwash Basin. Large Frosted uPVC window. Extractor Fan.



Separate W/C

Tiled Flooring, Emulsion Painted Walls and Ceiling, Toilet, uPVC window.

EPC

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			74
(55-68) D	67		
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			

Bedroom One

Newly Carpeted Flooring, Wallpapered Walls, Artex Ceiling, Double Radiator, Large uPVC Window.

Bedroom Two

Newly Carpeted Flooring, Emulsion Walls and Artex Ceiling. Large Radiator and uPVC Window Above.

Bedroom Three

Newly Carpeted Flooring, Emulsion Walls and Artex Ceiling. Large Radiator and uPVC Window Above.

Misdescriptions Act 1991

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Data Protection Act 1998

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