

# HUNTERS<sup>®</sup>

HERE TO GET *you* THERE



## Litchard Cross

Bridgend, CF31 1NZ

£1,000 Per Calendar Month



Hunters are delighted to bring to the market this large 3 BEDROOM SEMI DETACHED property found on LITCHRD CROSS, BRIDGEND. Briefly comprising: LOUNGE, DINING, KITCHEN / DINER, SHOWER ROOM, 2 DOUBLE BEDROOMS & 1 SINGLE, BATHROOM.

The property has an enclosed rear GARDEN with a garage which can only be used as storage. There is a shared driveway but parking is not permitted, the parking is on street. Ideally located just 2 minutes from junction 36 M4 and walking distance to Princess of Wales Hospital.

\*\*\*EMAIL ENQUIRIES ONLY PLEASE\*\*\*

Holding fee £229.88 equal to 1 weeks (divided by 4.35)

EPC D



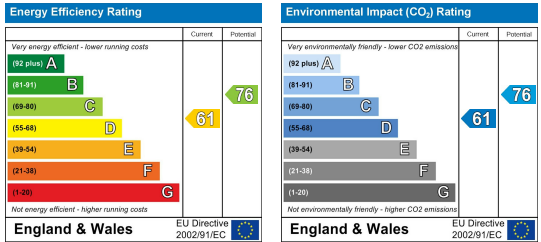
### Area Map



### Floor Plans



### Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.