

HUNTERS[®]

HERE TO GET *you* THERE



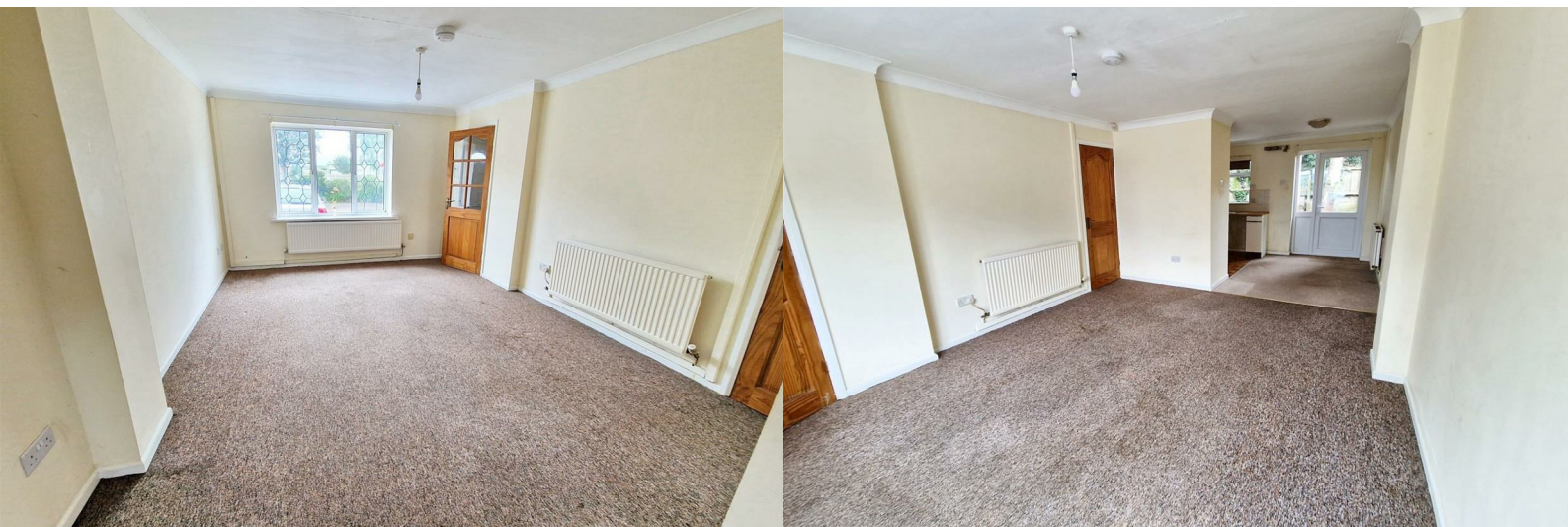
Haywain Court

Brackla, Bridgend, CF31 2ED

£169,950



Council Tax: C



21 Haywain Court

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General

The property is found in Bridgend which is a town of around 40,000 population. Conveniently off junction 36 of the M4 in South Wales, Bridgend is the County of Bridgend. Just a 10-20 min drive can get you to Cardiff or Swansea, Coast or Countryside.

The town boasts many facilities and amenities including: Primary Schools, Comprehensive School, New Doctors Surgery, Mainline Train Station and Bus routes, variety of shops, takeaways, pubs, Swimming Pool and Leisure facilities, along with a variety of shops centrally and on the outskirts at the many retail parks.

Hallway

with carpets, skimmed walls and ceilings with central lighting, upvc front door, stairs to first floor, doors to:

Lounge

14'8" x 11'9" (4.47m x 3.58m)

With carpets, skimmed walls & ceilings which are coved, central light fitting, radiator, power & tv points, window to front open arch to dining

Kitchen Dining

Laminate flooring in kitchen and carpet in dining, skimmed walls & ceilings which are coved with central light fittings, radiator, selection of base and wall units in formica with granite effect worktops and tiled backsplash, sink and drainer with mixer tap, window and door to rear garden.

Landing

With carpets, skimmed walls and ceilings which are coved with central lighting, window to side, attic access, wood bannister with spindles, doors to:

Bedroom 1

15'1" x 9'4" (4.60m x 2.84m)

with carpets, skimmed walls and ceilings with central lighting, built in wardrobes along one wall with mirrored doors, window to rear, radiator.

Bedroom 2

8'11" x 8'3" (2.72m x 2.51m)

with carpets, skimmed walls and ceilings with central lighting, window to front, radiator.

Bedroom 3

6'1" x 5'6" (1.85m x 1.68m)

with carpets, skimmed walls and ceilings with central lighting, window to front, radiator.

Bathroom

9'0" x 5'11" (2.74m x 1.80m)

with vinyl flooring and tiled / skimmed walls and ceilings with central lighting, 3 piece suite wc, sink and bath with mixer shower, towel radiator.

Gardens

Enclosed rear gardens which is mostly patio with some mature borders, side gated access.

Front open gardens with tarmac driveway and grass to front, two additional parking spaces allocated.



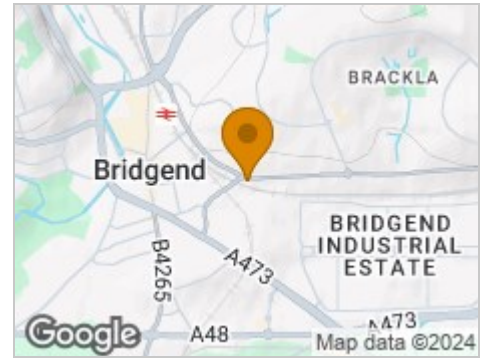
Road Map



Hybrid Map



Terrain Map



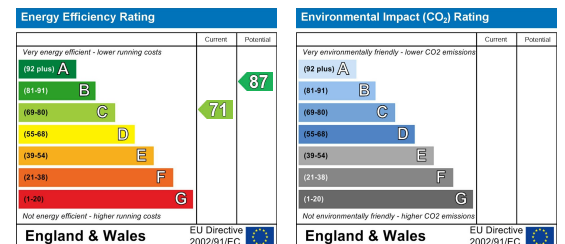
Floor Plan



Viewing

Please contact our Hunters Bridgend Lettings Office on 01656 856118 if you wish to arrange a viewing appointment for this property or require further information.

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.