





## **Coed Isaf Road**

Maesycoed Pontypridd, CF37 1EN

## £224,950

• NO ONWARD CHAIN

• TWO DOUBLE BEDROOMS

• SPACIOUS KITCHEN

• GARAGE

CONSERVATORY

• STUNNING VIEWS

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# \*\* NO ONWARD CHAIN \* TWO DOUBLE BEDROOMS \* CONSERVATORY TO SIDE \* STUNNING VIEWS TO FRONT \* DETACHED GARAGE \*\*

Sell Right Estate Agents are proud to present to the market this spacious two bedroom semi detached bungalow in a popular location of the Maesycoed area of Pontypridd. The accommodation comprises of an entrance hallway, shower room, kitchen/diner, lounge, two double bedrooms and a conservatory. Externally the property benefits from an ample sized plot with ample garden space to the front and rear with stunning and far reaching views being accessed from the front aspect. Additionally the property boasts off road parking via a detached garage which can be accessed at the side of the property. Please call Sell Right Estate Agents to book your viewing on this lovely bungalow.

Tenure: Freehold Council Tax Band: C

Gross Annual Council Tax Charge: £1790.42

Water - Mains feed Electricity - Mains feed

Sewerage - Connected to public sewer Heating - Mains fed gas via combi boiler

Broadband Availability Checker - https://checker.ofcom.org.uk/en-gb/broadband-coverage

Mobile Phone Coverage Checker - https://checker.ofcom.org.uk/en-gb/mobile-coverage

#### **Entrance Hallway**

UPVC double glazed window and door to front, papered walls and ceiling, carpet flooring, radiator, doors to lounge, shower room, kitchen, two bedrooms and built in storage.

## Lounge 14' 7" x 11' 1" (4.44m x 3.39m)

UPVC double glazed window to front, papered walls and ceiling, carpet flooring, radiator.

## Kitchen 14' 8" x 11' 1" (4.46m x 3.39m)

UPVC double glazed windows and door to rear, plastered walls, papered ceiling, vinyl flooring, radiator, wall and base units with laminate roll top work surfaces and tiled splash backs, stainless steel sink unit with mixer tap, integrated appliances include double oven, gas hob, fridge and washing machine, space for dining table and fridge/freezer.

## **Shower Room** 6' 6" x 5' 5" (1.97m x 1.65m)

UPVC double glazed window to rear, tiled walls, plastered ceiling, vinyl flooring, radiator, W.C, vanity wash hand basin, shower cubicle.

### **Bedroom One** 10' 1" x 12' 7" (3.08m x 3.83m)

UPVC double glazed window to rear, papered walls, carpet flooring, radiator.

#### **Bedroom Two** 12' 2" x 9' 4" (3.70m x 2.84m)

UPVC double glazed sliding doors to conservatory, papered walls and ceiling, carpet flooring, radiator.

### **Conservatory** 13' 9" x 6' 3" (4.18m x 1.91m)

UPVC double glazed doors to front and rear, UPVC double glazed windows to side, carpet flooring.

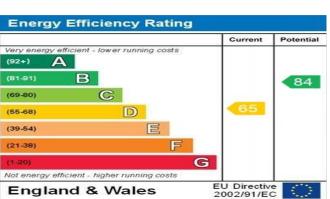
Garage 16' 2" x 9' 5" (4.92m x 2.86m)

## **Front Aspect**

Front garden laid with patio and decorated with a variety of plants, side gated access to rear garden and detached garage.

#### Rear Garden

Enclosed, private and tiered rear garden laid with patio.



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DISCLAIMER

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Measurements: Sell Right take great care when measuring, but these approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture etc.