



Bedwellty Road

Aberbargoed Bargoed, CF81 9AY

£185,000

- THREE BEDROOMS
- NO ONWARD CHAIN
- SUBSTANTIAL CORNER PLOT
- EN-SUITE TO MASTER BEDROOM
- MODERNISED THROUGHOUT
- SEMI DETACHED

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**** NO ONWARD CHAIN * MODERNISED THROUGHOUT * THREE BEDROOMS * EN-SUITE & DRESSING ROOM TO MASTER BEDROOM * SUBSTANTIAL PLOT ****

Sell Right Estate Agents are pleased to bring to the market this spacious and modernised three bedroom semi detached property in Aberbargoed that is being sold as no chain. The property is conveniently located by being within walking distance to all local amenities and shops. The current owners have considerably modernised the property with additions such as a new bathroom, re-plastering throughout and an en-suite in the master bedroom. The ground floor accommodation comprises of an entrance hallway, spacious lounge/diner set with a media wall, contemporary kitchen and a tasteful and modern four piece bathroom suite. The first floor benefits from a roomy landing area which offers access to the loft and three well proportioned bedrooms with an en-suite and dressing room being found in the master bedroom. Externally the property boasts a front courtyard with side gated access to the substantially sized rear garden which offers great potential for further development of the property.

Tenure: Freehold

Council Tax Band: B

Parking: On Street

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>

Hallway

Double glazed composite door to front, plastered walls and ceiling, tiled flooring, radiator, door to lounge/diner.

Lounge/Diner 20' 10" x 16' 1" (6.36m x 4.89m)

UPVC double glazed window to front, UPVC double glazed patio doors to rear garden, plastered walls and ceiling, tiled and carpet flooring, radiators, mosaic tiled media wall with electric fire, stairs to first floor landing, door to kitchen.

Kitchen 8' 10" x 10' 6" (2.70m x 3.21m)

UPVC double glazed window and door to rear garden, plastered walls and ceiling, tiled flooring, radiator, wall and base units with laminate roll top work surfaces and tiled splash backs, stainless steel sink unit with mixer tap, integrated oven and gas hob with over head extractor hood, space for washing machine, fridge and freezer, door to bathroom.

Bathroom 8' 0" x 10' 6" (2.43m x 3.21m)

UPVC double glazed window to side, tiled walls and flooring, plastered ceiling, towel rail radiator, tiled bath, vanity W.C and wash hand basin unit, mains waterfall shower cubicle.

First Floor Landing

Plastered walls and ceiling, carpet flooring, loft access, doors to three bedrooms.

Bedroom One 8' 4" x 12' 0" (2.55m x 3.66m)

UPVC double glazed windows to front, plastered walls and ceiling, laminate flooring, vertical radiator, opening to dressing room and en-suite.

Dressing Room 6' 0" x 3' 3" (1.83m x 1.00m)

Plastered walls and ceiling, laminate flooring.

En-suite 4' 11" x 9' 3" (1.49m x 2.83m)

Tiled wall and flooring, plastered ceiling, towel rail radiator, W.C, wash hand basin with waterfall mixer tap, mains waterfall shower cubicle.

Bedroom Two 9' 2" x 9' 10" (2.80m x 2.99m)

UPVC double glazed window to rear, plastered walls and ceiling, carpet flooring, radiator.

Bedroom Three 9' 8" x 7' 5" (2.94m x 2.26m)

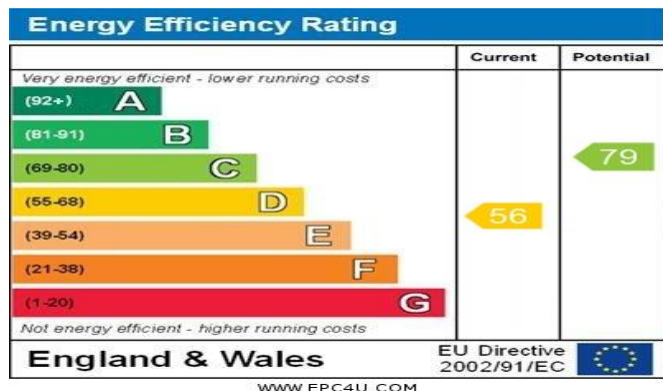
UPVC double glazed window to side, plastered walls and ceiling, carpet flooring.

Front Aspect

Front courtyard with gated side access to rear garden.

Rear Garden

Enclosed and spacious rear garden laid with patio, decking and lawn, decorated with a variety of plants.



DISCLAIMER

No statement in these details is to be relied upon as representation of fact, and purchasers should satisfy themselves by inspection or otherwise as to the accuracy of the statements contained within. These details do not constitute any part of any offer or contract. Sell Right and their employees and agents do not have any authority to give warranty or representation whatsoever in respect of this property. These details and all statements herein are provided without any responsibility on the part of Sell Right or the vendors.

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.

Services: Sell Right have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalising their offer to purchase.