



Fothergill Street

Treforest Pontypridd, CF37 1SG

£110,000

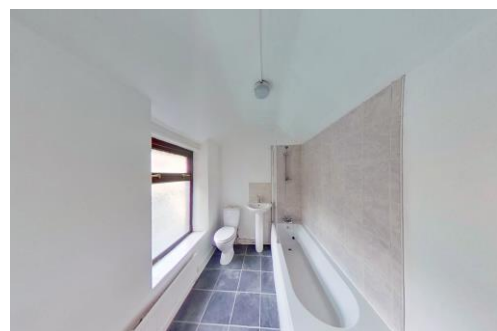
- INVESTMENT OPPORTUNITY
- TWO 1 BEDROOM APARTMENTS
- FREEHOLD
- OFF ROAD PARKING TO LOWER APARTMENT
- CLOSE TO AMENITIES

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** INVESTORS ONLY * TWO 1 BEDROOM APARTMENTS * CLOSE TO AMENITIES * EXCELLENT INVESTMENT **

Sell Right Estate Agents are pleased to bring to the market this fantastic investment opportunity consisting of two 1 bedroom apartments. Both apartments benefit from their own entrance hallways, living space, bathroom, kitchen facilities and a double bedroom. The lower apartment also has the benefit of use of off road parking via a driveway. The property's location allows itself easy access to local transport links and amenities that are provided within Pontypridd Town Centre as well as being within close proximity to the University of South Wales. Please contact Sell Right Estate Agents to book your viewing on this excellent investment.

Tenure: Freehold

Both Flats Council Tax Bands: A

Both Flats Gross Annual Council Tax Charges: £1489.23

Upper Flat Parking: On Street

Lower Flat Parking: Off Road Via Driveway

Water - Mains feed

Electricity - Mains feed

Sewerage - Connected to public sewer

Ground Floor Heating - Electric

First Floor Heating - Mains fed gas

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>

Ground Floor Apartment

Utility Room 3' 7" x 6' 4" (1.09m x 1.93m)

UPVC double glazed door to rear, plastered walls and ceiling, tiled flooring, wall and base units with laminate work tops, stainless steel sink unit, door to shower room and kitchen/living room.

Shower Room 4' 4" x 6' 4" (1.31m x 1.93m)

UPVC double glazed window to side, plastered and tiled walls, plastered ceiling, tiled flooring, shower cubicle, W.C, wash hand basin.

Kitchen/Living Room 14' 3" x 10' 6" (4.34m x 3.20m)

UPVC double glazed window to rear, plastered walls and ceiling, laminate flooring, wall and base units with laminate work tops, integrated oven and hob with over head extractor hood, door to under stairs storage.

Bedroom 13' 3" x 10' 6" (4.04m x 3.20m)

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

First Floor Apartment

Entrance Hallway

UPVC double glazed door to front, plastered walls and ceiling, tiled flooring, stairs to kitchen/living room.

Kitchen/Living Room 13' 10" x 13' 2" (4.21m x 4.02m)

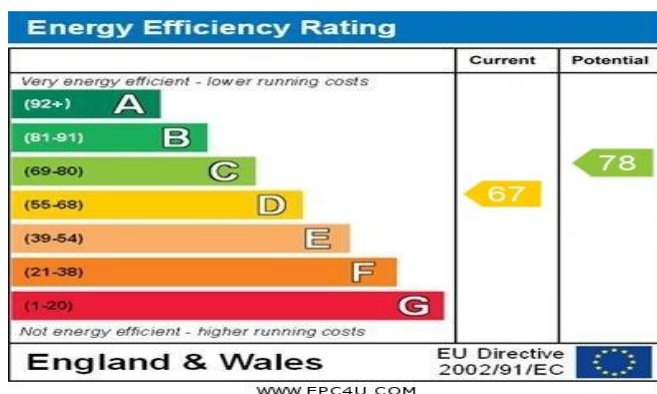
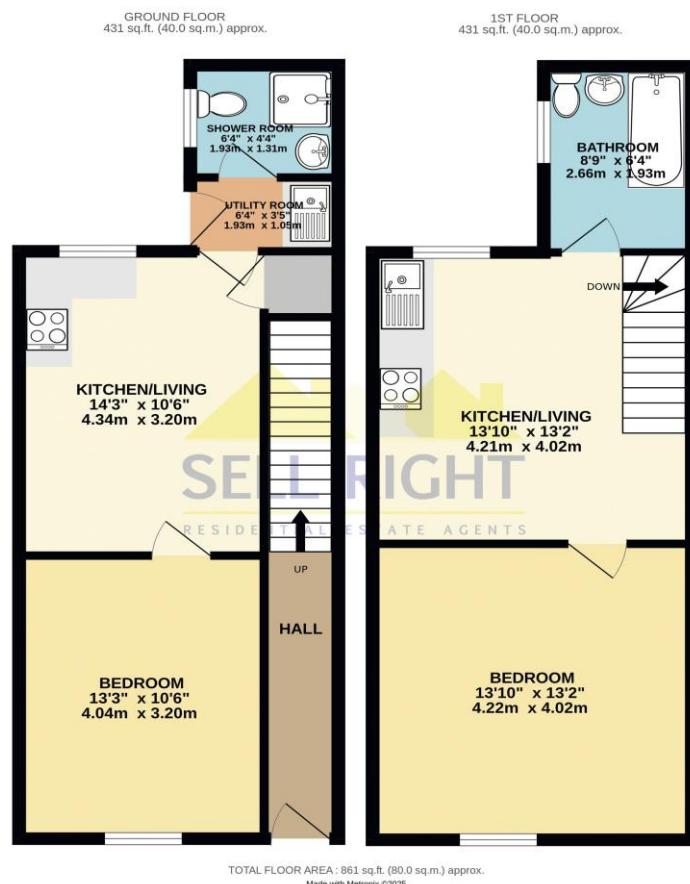
UPVC double glazed window to rear, plastered walls and ceiling, laminate flooring, radiator, wall and base units with laminate work tops, stainless steel sink unit, integrated oven and hob with over head extractor hood, doors to bathroom and bedroom.

Bathroom 8' 9" x 6' 4" (2.66m x 1.93m)

UPVC double glazed window to side, plastered and tiled walls, plastered ceiling, vinyl flooring, radiator, W.C, wash hand basin, panelled bath with over head shower and glass side screen.

Bedroom 13' 10" x 13' 2" (4.22m x 4.02m)

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



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.