

11 Morse Row
Bryncethin
Bridgend County
CF32 9TP

£150,000



- Two Bedroom End Terrace Cottage
- Lounge/Diner
- Ground Floor Bathroom
- Shower Room Upstairs
- Rooftop Decking area
- Ideal For First Time Buyer
- Easy Access To M4
- Offered With No Onward Chain
- Call To Arrange An Appointment 01656 750764

Ref: PRA10596

Viewing Instructions: Strictly By Appointment Only



General Description

* End Terrace Cottage * Daniel Matthew are pleased to offer for sale this two bedroom cottage situated in the popular location Bryncethin. With good transport links and easy access to the M4. Comprising hallway, lounge/diner, kitchen and downstairs bathroom. To the first floor two bedrooms with shower room off from bedroom two. Further benefits rooftop decking area. Offered with no onward chain, call our team to arrange an appointment 01656 750764.

Accommodation

Entrance

Enter via UPVC double glazed door to hallway, comprising plain ceiling, plain walls, tiled flooring, stairs to first floor, door to lounge/diner.



Lounge/Diner (19' 04" x 11' 08") or (5.89m x 3.56m)

Dual aspect to front and side UPVC double glazed windows, plain ceiling, plain walls, laminate flooring, radiator, door to kitchen.



Kitchen (10' 04" x 5' 09") or (3.15m x 1.75m)

UPVC double glazed window to side aspect, UPVC double glazed door leading to small courtyard. Matching wall and base units, integrated hob and oven, stainless steel sink/drainage, plumbing for washing machine, space for fridge/freezer. Plain ceiling, plain walls with tiled splashback, tiled flooring, door to bathroom.



Bathroom

UPVC double glazed obscured window to side aspect, panelled walls and ceiling, bath, low level WC, wash hand basin, tiled flooring.

Landing

Plain ceiling, plain walls, carpet flooring, doors leading to bedrooms.



Bedroom One (10' 05" x 10' 0") or (3.18m x 3.05m)

UPVC double glazed window to front aspect, plain ceiling, plain walls, carpet flooring, airing cupboard housing boiler, radiator.



Bedroom Two (8' 08" x 6' 07") or (2.64m x 2.01m)

UPVC tilt and turn window leading to rooftop decking area, plain ceiling, plain walls, heated towel rail, carpet flooring, door to shower room.



Shower Room

UPVC double glazed obscured window to rear aspect, saniflow toilet, wash hand basin, shower cubicle.



Outside

Ground floor - small enclosed courtyard.

Rooftop - Access from second bedroom, decking area with fenced boundaries.

Services

Mains electricity, mains water, mains gas, mains drainage

Tenure

We are informed that the tenure is Freehold



Every effort has been taken in preparing these details as carefully as possible, however, intending purchasers should be aware that their accuracy is not guaranteed, all measurements are approximate and this does not form any part of any contract. Daniel Matthew Estate Agents has not tested any apparatus, fixtures, fittings, central heating systems or services mentioned in these particulars and intending purchasers are advised to satisfy themselves as to their working order or condition.