

1 Craig-fryn Terrace,
Nantymoel,
Bridgend,
CF32 7PD

£169,950



- Extended End Of Terrace Property
- Beautifully Presented Throughout
- Three Bedrooms
- Two Reception Rooms
- Exceptional Views
- First Floor Bathroom
- NO ONGOING CHAIN
- Large Front Garden
- Close to Village Centre, M4 Corridor & Public Transport
- Call Today To Arrange A Viewing on 01656 750764

Ref: PRA10680

Viewing Instructions: Strictly By Appointment Only

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General Description

Daniel Matthew Estate Agents are delighted to offer to the market this beautifully presented extended three bedroom end of terrace property situated in the popular Nantymoel location offering exceptional views. Property is convenient to M4 Corridor, village centre, public transport and great school catchment. Property comprises to the ground floor hallway, kitchen/diner and two reception rooms. To the first floor three bedrooms and family bathroom. Further benefits are large front garden, UPVC double glazing throughout and gas central heating. Viewing's are highly recommended for viewing's, please contact a member of our team on 01656 750764.

Accommodation

Entrance Hallway

Enter via UPVC double glazed door into hallway, plain ceiling, plain walls, tiled flooring, UPVC double glazed door leading to side area to property, door to kitchen.



Lounge (15'05" x 11'08") or (4.699m x 3.556m)

UPVC double glazed window to front aspect, plain ceiling with coving, plain walls, electric fire and surround, laminate flooring, radiator, staircase leading to first floor.



Kitchen

Two UPVC double glazed window to rear and side aspect, plain ceiling, plain walls, tiled flooring with under floor heating, a range of matching wall and base units with complimentary worksurfaces and upstand, cooker point, integrated fridge/freezer and washing machine, door to inner hallway, built in seating area.



Dining Room (15'05" x 7'09") or (4.699m x 2.362m)

UPVC double glazed window to front aspect, plain ceiling with coving, plain walls, laminate flooring, radiator.

Landing

Plain ceiling with coving, plain walls, laminate flooring to landing, fitted carpet to stairs, radiator, access to loft, doors leading into;-



Bedroom One (15'00" x 8'00") or (4.572m x 2.438m)

UPVC double glazed window to front aspect, textured ceiling, plain walls, laminate flooring, radiator, storage cupboard.



Bedroom Two (8'06" x 8'04") or (2.591m x 2.54m)

UPVC double glazed window to side aspect, plain ceiling, plain walls, laminate flooring, radiator.



Bedroom Three (10'09" x 6'09") or (3.277m x 2.057m)

UPVC double glazed window to front aspect, plain ceiling with coving, plain walls, laminate flooring, radiator, built in wardrobes.



Bathroom

Plain ceiling, plain walls, tiled splashback, four piece white suite comprising low level WC, vanity wash hand basin, freestanding bath with mixer tap, shower cubicle with mains overhead, chrome heated towel rail,



Outside

On Street Parking, Beautifully presented front garden, laid to lawn area with mature shrubs and plants, raised decked area with wooden pergola which is a great seating area with fabulous hillside views. Brick storage shed with power and lighting, ideal for additional storage or potential conversion to home office.

Services

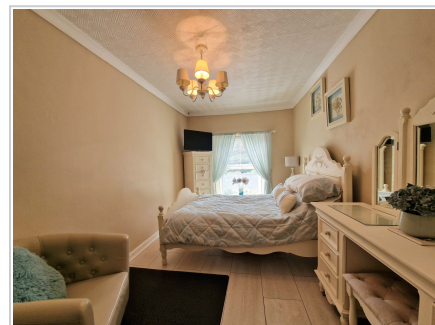
Mains water, mains gas, mains drainage, mains electricity

Tenure

We are informed that the tenure is Freehold

Council Tax

Band B



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.