



Pinkmove

## Pontymason Court, guide price £190,000

- NEW PRICE NOW GUIDE PRICE £190,000 TO £200,000
- TWO RECEPTION ROOMS
- TWO BEDROOMS
- ENCLOSED REAR GARDEN
- GARAGE
- SOUGHT AFTER LOCATION
- EPC Rating: C



2 1 2

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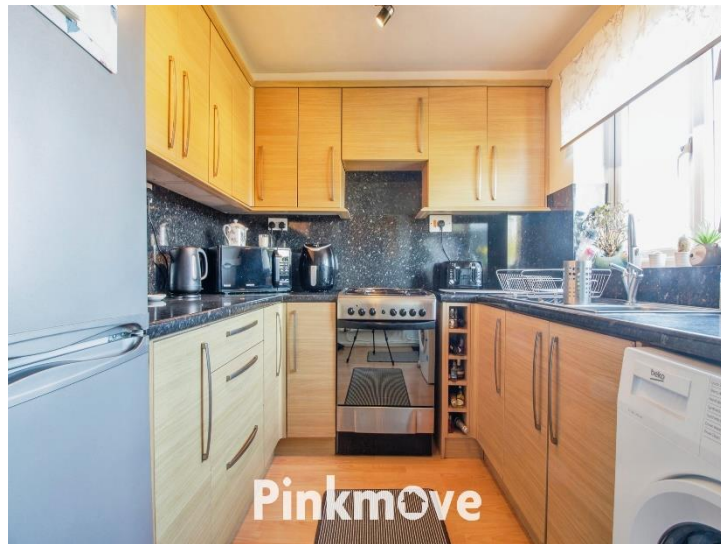
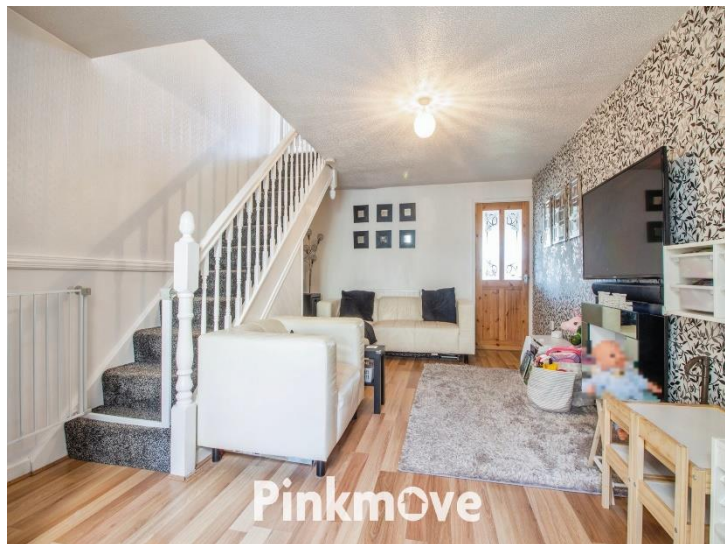


## About the property

Welcome to this charming Terraced property currently listed for sale. It's in a good condition, ready for you to make it your own. The property boasts 2 delightful reception rooms, both open-plan, creating a wonderful sense of space and light.







## Accommodation

### Hall

### Kitchen

7' x 8' ( 2.13m x 2.44m )

### Living Room

16' x 11' ( 4.88m x 3.35m )

### Dining Room

8' x 10' ( 2.44m x 3.05m )

### Landing

### Bedroom 1

11' x 9' ( 3.35m x 2.74m )

### Bedroom 2

10' x 6' ( 3.05m x 1.83m )

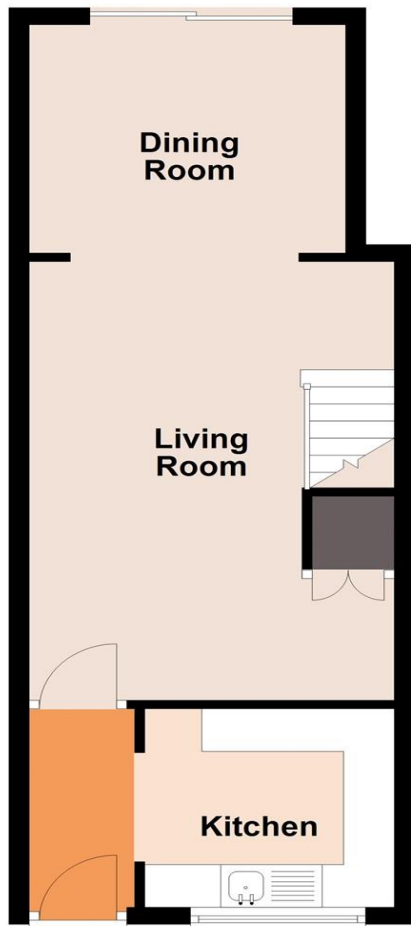
### Bathroom

7' x 4' ( 2.13m x 1.22m )

## Floorplan

### Ground Floor

Approx. 36.0 sq. metres (387.1 sq. feet)



### First Floor

Approx. 27.4 sq. metres (295.2 sq. feet)



Total area: approx. 63.4 sq. metres (682.3 sq. feet)

**19 Pontymason Court**

## Important Information

Note while we endeavour to make our sales details accurate and reliable, if there is any point which is of particular interest to you, please contact the office and we will be pleased to confirm the position for you. We have not personally tested any apparatus, equipment, fixtures, fittings or services and cannot verify they are in working order or fit for their purposes. Nothing in these particulars is intended to indicate that carpets or curtains, furnishings or fittings, electrical goods (whether wired or not). Gas fires or light fittings or any other fixtures not expressly included form part of the property offered for sale. This computer generated Floorplan, if applicable, is intended as a general guide to the layout and design of the property. It is not to scale and should not be relied upon for dimensions. Tenure: We cannot confirm the tenure of the property as we have not had access to the legal documents. The buyer is advised to obtain verification from their solicitor or surveyor.

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