



2 Beds, Bungalow, Freehold, £265,000

Carreg Arwyn, Llanharry

Three Estate Agents Talbot Green are delighted to bring to market this two-bedroom detached bungalow, occupying a generous plot in the sought-after location of Llanharry.

Features

- TWO BED DETACHED BUNGALOW
- LARGE PLOT
- DETACHED GARAGE
- CONSERVATORY
- LOUNGE/DINER
- OFF ROAD PARKING

Three Estate Agents Talbot Green are delighted to bring to market this two-bedroom detached bungalow, occupying a generous plot in the sought-after location of Llanharry. This charming property offers fantastic potential for modernisation and provides a rare opportunity to create a truly individual home in a popular residential area.

The accommodation comprises a spacious lounge/diner with laminate flooring throughout, with the lounge area featuring a feature fireplace. The dining area flows seamlessly through patio doors into a conservatory, which in turn opens out to the rear garden via an additional set of patio doors.

The kitchen is of ample size and benefits from ceramic tiled flooring and walls, along with an integrated oven, hob, and extractor hood. It offers a solid foundation for any future upgrades or redesigns, while still being a fully functional and practical space.

Both bedrooms are generous doubles, each with carpeted flooring, providing comfortable and flexible living accommodation suitable for a variety of needs. The bathroom completes the interior of the home, fitted with tiled walls and a shower-over-bath configuration.

Externally, the property boasts a private driveway leading to a detached garage, offering off-road parking and additional storage. Surrounding the bungalow are front, side, and rear gardens, all laid to lawn and providing ample outdoor space with potential for landscaping or even extending the property, subject to planning.

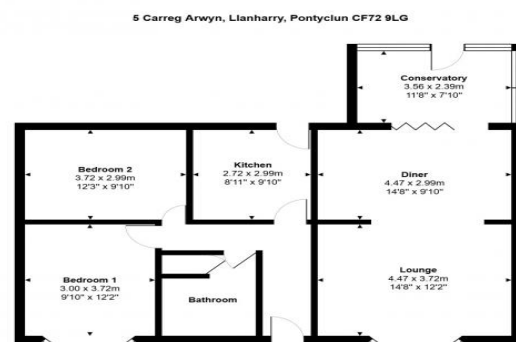
While the home would benefit from general updating, it presents a wonderful blank canvas for any prospective buyer looking to personalise their next property. This is a rare opportunity in an excellent location  contact us today to arrange your viewing.







Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	69 C	79 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		



All measurements are approximate and for display purposes only