



**36 South Street, Pontypool, NP4 5DY**  
**Asking price £130,000**

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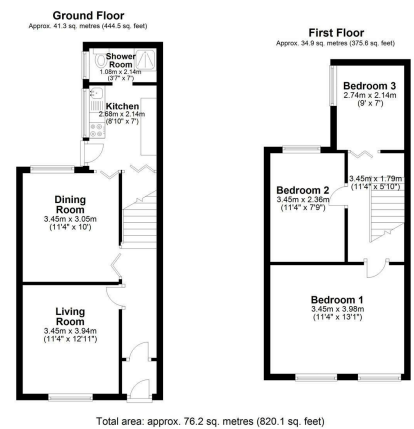
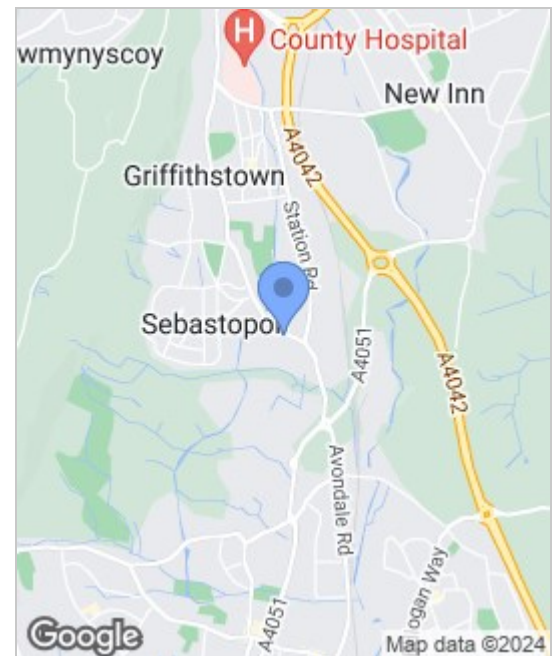
One2one are pleased to offer for sale this mid terrace property in a popular area of Pontypool, with easy access by foot to the town centre and local primary schools, plus having transport links on your door step, making it ideal for commuting. On the ground floor is a hallway with a stairs leading to the first floor. The living room is a generous.....



## MAIN DESCRIPTION

One2one are pleased to offer for sale this mid terrace property in a popular area of Pontypool, with easy access by foot to the town centre and local primary schools, plus having transport links on your door step, making it ideal for commuting. On the ground floor is a hallway with a stairs leading to the first floor. The living room is a generous room with plenty of space for a range of seating furniture and also benefits from a wall mounted fireplace, the second reception room is a good sized dining room which provides ample space for a family sized dining table and chairs, the kitchen is fitted with a full range of base and eye level units with space for freestanding kitchen appliances. Lastly on the ground floor is a shower room. Upstairs there are three bedrooms. Outside there is a enclosed front yard with a boundary wall and wrought iron fence with a gate providing access, the rear garden has a paved patio area suitable for your outdoor furniture. The property is offered with vacant possession.

Council Tax Band 'B'



Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Potential	Current	Potential
Very energy efficient - lower running costs (92 plus) <b>A</b> (81-91) <b>B</b> (69-80) <b>C</b> (55-68) <b>D</b> (39-54) <b>E</b> (21-38) <b>F</b> (1-20) <b>G</b> Not energy efficient - higher running costs		Very environmentally friendly - lower CO <sub>2</sub> emissions (92 plus) <b>A</b> (81-91) <b>B</b> (69-80) <b>C</b> (55-68) <b>D</b> (39-54) <b>E</b> (21-38) <b>F</b> (1-20) <b>G</b> Not environmentally friendly - higher CO <sub>2</sub> emissions	
England & Wales EU Directive 2002/91/EC		England & Wales EU Directive 2002/91/EC	

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.