



## 3 Hill Top, Cwmbran, NP44 3NS

### Guide price £250,000



\*\*\*GUIDE PRICE £250,000-£260,000\*\*\* Nestled in the charming area of Hill Top, Cwmbran, this delightful semi-detached house offers a perfect blend of comfort and style. With three bedrooms, this property is ideal for families or those seeking extra space. The two reception rooms provide ample opportunity for relaxation and entertaining, making it easy to host gatherings or enjoy quiet evenings at home.

One of the standout features of this home is the stunning views that can be enjoyed from various vantage points. Whether you are sipping your morning coffee or unwinding after a long day, the picturesque scenery is sure to enhance your living experience.

In summary, this semi-detached house in Hill Top, Cwmbran, presents an excellent opportunity for those looking to settle in a welcoming neighbourhood with beautiful views and ample living space. Do not miss the chance to make this lovely property your new home.



MAIN DESCRIPTION

We are delighted to offer to the market this beautifully presented three-bedroom semi-detached property situated in the highly desirable area of Old Cwmbran. Boasting panoramic views, modern interiors, and a generous garden, this home offers an ideal opportunity for families, first-time buyers, or anyone seeking a move-in-ready property in a prime location.

Positioned in a sought after residential area, the property is just a short distance from local shops, schools, and amenities, as well as Cwmbran Town Centre. Excellent public transport links and bus routes are within easy reach, making commuting and daily travel convenient.

Step into a stylish and contemporary kitchen, complete with a range of base units, ample work surface space, an induction hob, and electric double oven. The kitchen also features an integrated dishwasher, space for a fridge/freezer, a walk in pantry, skylight, and both a side window and door offering natural light and access to the outside. The kitchen opens into a spacious dining room, perfect for entertaining, complete with a multi-fuel burner and dual aspect windows to the side, creating a bright and inviting space. To the rear, the lounge benefits from bi-folding doors that truly capture the breathtaking views, seamlessly blending indoor and outdoor living. The ground floor bathroom is finished to a high standard and comprises a panelled bath with rainfall shower over, vanity wash hand basin, low level WC, and a window to the side.

Upstairs, there are three well-proportioned bedrooms and a modern shower room featuring a double shower cubicle with power shower, pedestal wash hand basin, low level WC, and a window to the side.

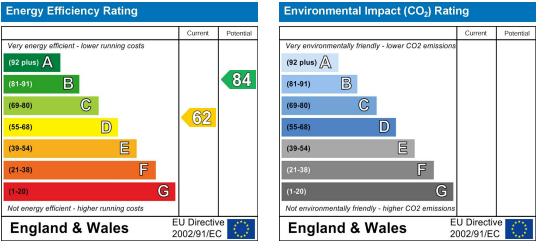
To the front of the property, there is a workshop/utility room with plumbing for a washing machine. The rear garden offers a fantastic outdoor space, featuring a paved patio area, a large lawn, a wood shed, and a side gate providing access to the front. An external water filter system is also in place.

This is a fantastic opportunity to acquire a thoughtfully upgraded home in a popular location with superb views and versatile living space. Early viewing is highly recommended to fully appreciate all that this property has to offer.

TENURE: FREEHOLD

COUNCIL TAX BAND: C

NB: One2One Estate Agents have been advised by the seller the details pertaining to this property. It is the buyer's responsibility to determine council tax band and tenure. We would encourage any interested parties to seek legal representation and obtain professional advice prior to purchase.



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 firms employment has the authority to make or give any representation or warranty in respect of the property.