



**53 South Street, Pontypool, NP4 5DZ**

**Asking price £155,000**



**3**



**1**



**2**



**D**



# 53 South Street Pontypool, NP4 5DZ



Located in the area of Sebastopol, Pontypool, this terraced house on South Street offers a perfect blend of comfort and convenience. With three bedrooms, this property is ideal for families or those seeking extra space for guests or a home office.

As you step inside, you will be greeted by a warm and inviting atmosphere, with ample natural light flowing through the living areas. The layout is practical, providing a seamless flow from room to room, making it perfect for both entertaining and everyday living. The kitchen is functional and offers the potential for personalisation, allowing you to create a culinary haven tailored to your tastes.

In summary, this terraced house on South Street is a wonderful opportunity for those looking to settle in a vibrant community. With its generous living space and convenient location, it is sure to appeal to a wide range of buyers. Don't miss the chance to make this charming property your new home.

- TERRACED PROPERTY
- DINING ROOM AND LOUNGE
- KITCHEN
- THREE BEDROOMS
- SHOWER ROOM
- LOFT ROOM
- ENCLOSED REAR GARDEN
- NO CHAIN



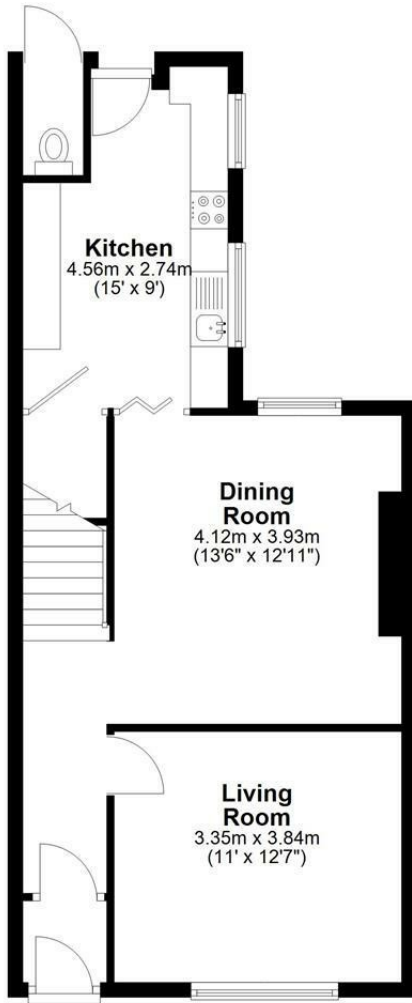






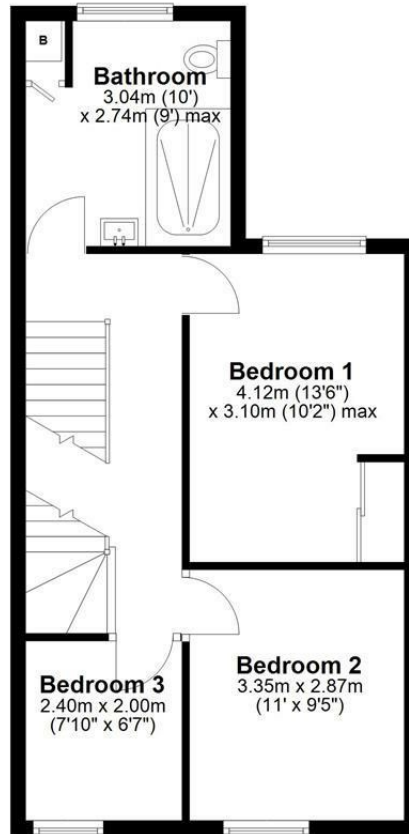
## Ground Floor

Approx. 51.1 sq. metres (549.9 sq. feet)



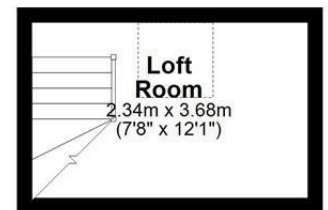
## First Floor

Approx. 47.6 sq. metres (512.3 sq. feet)

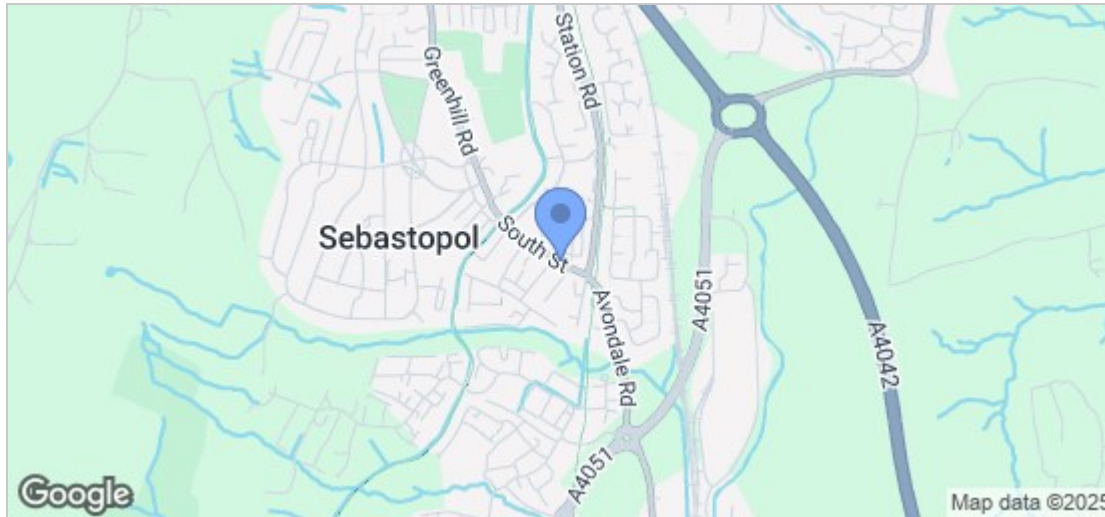


## Loft Room

Approx. 8.6 sq. metres (92.8 sq. feet)



Total area: approx. 107.3 sq. metres (1155.0 sq. feet)



## Viewing

Please contact our One2One Estate Agents Torfaen Office on 01495219699 if you wish to arrange a viewing appointment for this property or require further information.

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.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		<b>77</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		
<b>England &amp; Wales</b> EU Directive 2002/91/EC		
Environmental Impact (CO <sub>2</sub> ) Rating		
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		
<b>England &amp; Wales</b> EU Directive 2002/91/EC		