



aktons
sales & lettings



18 White Street, Caerphilly, CF83 1HB

Price £190,000

- TOWN LOCATION
- FREEHOLD THREE BEDROOM MID TERRACED HOUSE
- LOUNGE/DINER
- KITCHEN
- GROUND FLOOR BATHROOM
- FRONT FORECOURT/REAR GARDEN
- UPVC DOUBLE GLAZING/GAS CENTRAL HEATING
- WALKING DISTANCE TO THE TRAIN STATION COMMUTING TO CARDIFF
- EPC RATING D/COUNCIL TAX BANDING B
- NO ONWARD CHAIN

****THREE BEDROOM MID TERRACE HOUSE**** Town location, walking distance to the shops, train station primary and comprehensive schools. Close to the Historic Caerphilly Castle. Good road links to Cardiff via the mountain road and the A470. The house consists of:- Entrance hall, lounge, dining room, kitchen, ground floor bathroom. Front forecourt, rear garden. EPC RATINGD. COUNCIL TAX BAND B. **** NO ONWARD CHAIN****

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
82	62		

Very energy efficient - lower running costs
 (92 plus) **A**
 (81-91) **B**
 (69-80) **C**
 (55-68) **D**
 (39-54) **E**
 (21-38) **F**
 (1-20) **G**

Very environmentally friendly - lower CO₂ emissions
 (92 plus) **A**
 (81-91) **B**
 (69-80) **C**
 (55-68) **D**
 (39-54) **E**
 (21-38) **F**
 (1-20) **G**

Not energy efficient - higher running costs
 EU Directive 2002/91/EC

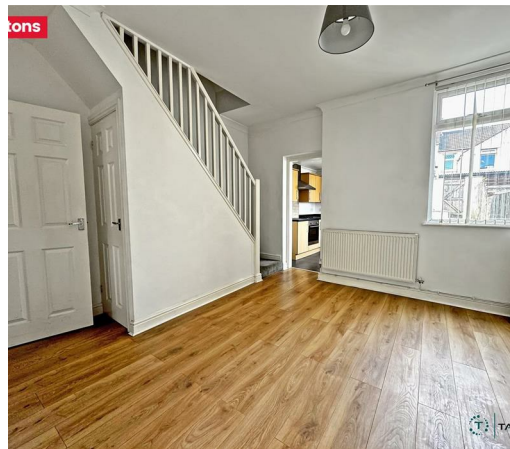
Not environmentally friendly - higher CO₂ emissions
 EU Directive 2002/91/EC

England & Wales

02920 881 441
caerphilly@aktons.co.uk

60 Cardiff Road,
Caerphilly, CF83 1JQ

aktons.co.uk



ENTRANCE HALL

Upvc double glazed door with Upvc double glazed skylight above. Radiator, laminate flooring.

LOUNGE 10'5" x 9'4" (3.19 x 2.87)

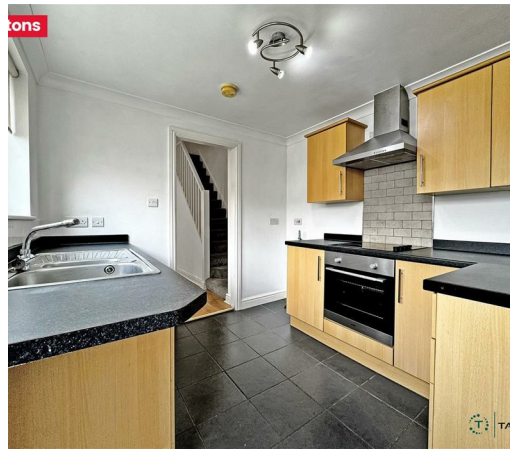
Upvc square bay window to the front. Coved ceiling, laminate flooring, feature fire surround with inset electric fire, radiator. Open plan to dining room.

DINING ROOM 11'2" x 11'3" (3.41 x 3.44)

Upvc double glazed window to the rear. Coved ceiling, laminate flooring, radiator. Stairs to the first floor with spindle balustrade. Door access to the kitchen.

KITCHEN 9'3" x 8'4" (2.83 x 2.56)

Upvc double glazed window to the side. Upvc double glazed door giving access to the rear garden. Fitted wall and base units, roll over preparation surface with 1.5 inset sink drainer with tiled splash back. Plumbing and space for automatic washing machine, integrated electric oven with inset gas hob overhead extractor hood. Space for fridge/freezer. Coved ceiling, tiled floor. Loft access.



GROUND FLOOR BATHROOM 8'2" x 5'6" (2.50 x 1.68)

Obscure Upvc double glazed window to the rear. Panelled bath with mains shower, pedestal wash hand basin, low level W.C. Tiled walls and floor.

LANDING

Fitted carpet.

BEDROOM ONE 11'6" x 9'10" (3.53 x 3.00)

Two Upvc double glazed windows to the front. Loft access, coved ceiling, radiator, fitted carpet. Cupboard housing the combination gas boiler.

BEDROOM TWO 6'11" x 10'5" (2.11 x 3.19)

Upvc double glazed window to the rear. Radiator, coved ceiling, fitted carpet.

BEDROOM THREE 6'7" x 7'2" (2.01 x 2.19)

Upvc double glazed window to the rear. Coved ceiling, radiator, storage cupboard with shelving.

FRONT

Enclosed forecourt with wall boundaries.

REAR

Two tier garden. Paved path and steps leading to paved patio, rear gate access to the rear. Wall and fenced boundary.

NO ONWARD CHAIN

