



10 Mountain Road, Caerphilly, CF83 1HJ

Asking Price £775,000

BRINSONS

Eastgate Market Street, Caerphilly CF83 1NX

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Nestled on Mountain Road in the charming town of Caerphilly, this stunning detached house is a true gem waiting to be discovered. Boasting three reception rooms, six bedrooms, and four bathrooms spread across 1,858 sq ft of living space, this property offers ample room for a growing family.

Built in 2017, this modern home was thoughtfully designed and constructed to provide the utmost comfort and style. With a LABC 10-year warranty in place until 2027, you can have peace of mind knowing that this award-winning home has been recognised for its quality and craftsmanship.

One of the standout features of this property is its energy efficiency, thanks to the benefit of solar panels. Not only will you be reducing your carbon footprint, but you'll also enjoy the cost-saving advantages of an eco-friendly home.

Situated in a gated development, this property offers both security and privacy. With ample parking and a garage, convenience is at the forefront of this home's appeal. Whether you're hosting gatherings in the spacious reception rooms or unwinding in one of the six bedrooms, this house provides the perfect backdrop for creating lasting memories.

Don't miss out on the opportunity to make this meticulously crafted family home your own. Embrace the comfort, style, and sustainability that this property has to offer - schedule a viewing today and step into the future of modern living.



Hallway 6'3" x 12'1" (1.91 x 3.68)

Living Room 11'9" x 14'11" (3.58 x 4.55)

Second Reception 11'8" x 14'7" (3.56 x 4.45)
double doors lead to kitchen diner

Kitchen / Dining / Family Room 24'9" x 11'6" (7.54 x 3.51)

Utility 5'3" x 7'11" (1.60 x 2.41)

Downstairs WC 5'3" x 3'4" (1.60 x 1.02)

Double Garage 12'5" x 20'2" (3.78 x 6.15)

To the first floor

Master Bedroom 11'8" x 9'5" (3.56 x 2.87)

Walk in wardrobe 6'8" x 5'9" (2.03 x 1.75)

Ensuite 4'9" x 5'5" (1.45 x 1.65)

Bedroom Two 11'8" x 11'7" (3.56 x 3.53)

Jack and Jill Bathroom 4'8" x 6'3" (1.42 x 1.91)
Accessed off bedroom 2 and 3

Bedroom Three 11'8" x 14'6" (3.56 x 4.42)

Bedroom Four 11'9" x 11'2" (3.58 x 3.40)

To the second floor

Bedroom Five 10'10" x 16'3" (3.30 x 4.95)

Ensuite 13'3" x 3'10" (4.04 x 1.17)

Bedroom Six 11'9" x 16'4" (3.58 x 4.98)

Garden

Low maintenance West facing garden. large patio area, Astroturf lawn, space and power for hot tub side gate to gated parking area and door to garage.

Driveway Parking

Parking for multiple vehicles access via electric gates.

Garage

Large garage that benefits Solar panel controls and batteries, heating controls, car charging port and storage.

Tenure

We are informed by our client that the property is freehold, this sit to be confirmed by your legal advisor.

Council tax

Band - G

School Catchment

Welsh Medium Primary School : Y.G.G. Y CASTELL

Welsh Medium Secondary School : Y GWYNDY - YSGOL GYFUN CWM RHYMNI

English Medium Primary School : THE TWYN SCHOOL

English Medium Secondary School : ST. MARTINS COMPREHENSIVE SCHOOL

Additional Information

10 year warranty until 2027

No onward chain

Underfloor heating throughout the ground floor

Solar panels front, back and on garage

LABC award winning home - Highly commended





Mountain Rd, Castle Park, CAY

Main Building: Total Interior Area 1859.01 sq ft



White regions are excluded from total floor area in iGUIDE floor plans. All room dimensions and floor areas must be considered approximate and are subject to independent verification.



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Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		93
(81-91) B	86	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	