

CAERPHILLY'S HOME FOR
STYLISH SALES
& LETTINGS

BRINSONS



LON FAWR
CAERPHILLY



ENTRANCE HALL
4.68 x 2.80 (15'4" x 9'2")

LOUNGE
5.03 x 3.16 (16'6" x 10'4")

SITTING ROOM
3.88 x 3.16 (12'8" x 10'4")

KITCHEN
2.63 x 2.80 (8'7" x 9'2")

BATHROOM
1.44 x 2.80 (4'8" x 9'2")

BEDROOM ONE
3.12m x 6.05m (10'3 x 19'10)

BEDROOM TWO
3.38m x 3.00m (11'1 x 9'10)

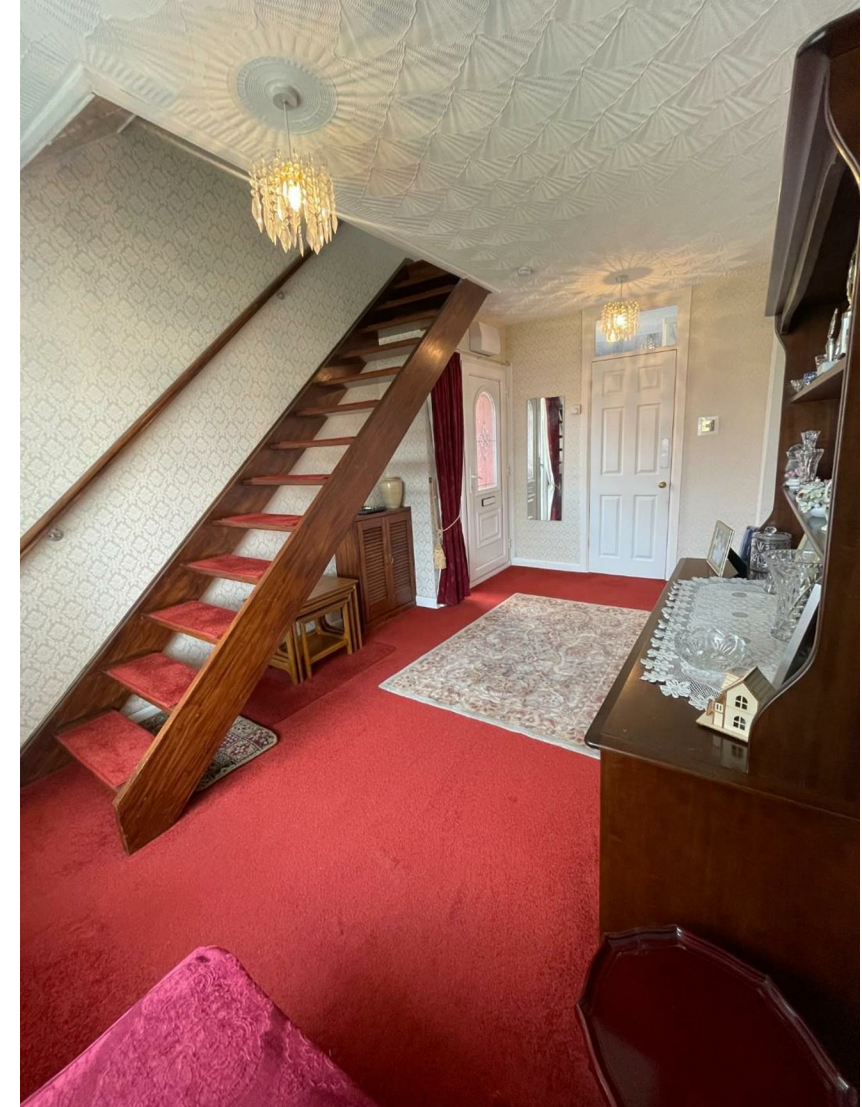
BEDROOM THREE
2.06m x 2.90m (6'9 x 9'6)

W C

TENURE
Freehold

COUNCIL TAX
BAND - E

SCHOOL CATCHMENTS
Welsh Medium Primary School : Y.G.G. Y CASTELL
Welsh Medium Secondary School : Y GWYNDY - YSGOL GYFUN
CWM RHYMNI
English Medium Primary School : HENDRE INFANTS / HENDRE
JUNIOR
English Medium Secondary School : ST CENYDD
COMPREHENSIVE SCHOOL





LON FAWR

BONDFIELD PARK, CF83 1DA -
£275,000

 3 Bedroom(s)  2 Bathroom(s) 1031.00 sq ft

Nestled in the highly sought-after Bonfield Park area of Caerphilly, this charming semi-detached dormer bungalow offers a delightful blend of comfort and convenience. Spanning an impressive 1,031 square feet, the property boasts three well-proportioned bedrooms, making it an ideal home for families or those seeking extra space.

Upon entering, you are greeted by two inviting reception rooms, perfect for both relaxation and entertaining guests. The layout of the bungalow is thoughtfully designed, ensuring a seamless flow throughout the living spaces. With two bathrooms, morning routines will be a breeze, providing ample facilities for all residents.

The exterior of the property is equally appealing, featuring beautiful gardens that offer a tranquil retreat from the hustle and bustle of daily life. The well-maintained outdoor space is perfect for gardening enthusiasts or those who simply wish to enjoy the fresh air.

Parking is a notable advantage, with space available for up to three vehicles, ensuring convenience for you and your guests. Located in a peaceful cul-de-sac, this home provides a sense of privacy while still being within easy reach of local amenities and transport links.

This bungalow is not just a property; it is a wonderful opportunity to embrace a comfortable lifestyle in a desirable location. Whether you are looking to settle down or invest, this home in Bonfield Park is sure to impress.

Freehold
EPC - D
Council Tax - E

PROPERTY SPECIALIST

Whitney Jenkins
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02920 867711
Sales Negotiator





26 Lon Fawr



Total Area: 95.8 m² ... 1031 ft²

All measurements are approximate and for display purposes only



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		79
(55-68) D	62	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC