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CARDIFF

VALE

CAERPHILLY

BRISTOL



*Heol Isgrubor*

CAERPHILLY





Comments by Lauren Williams

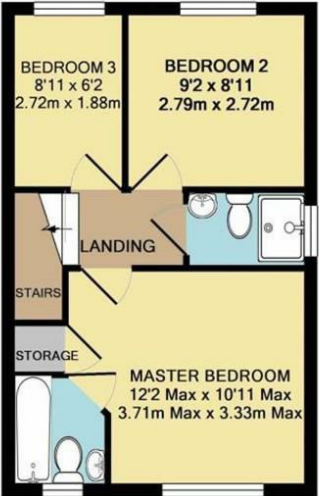
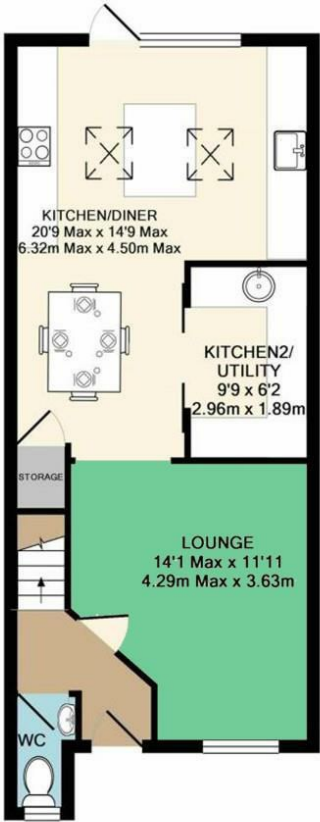


**Property Specialist**  
**Lauren Williams**  
Sales Negotiator

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*Nestled in the highly desirable area of Heol Ysgubor, Castle View, this beautiful detached family home offers a perfect blend of comfort and modern living.*

Comments by the Homeowner



GROUND FLOOR  
APPROX. FLOOR  
AREA 529 SQ.FT.  
(49.1 SQ.M.)

1ST FLOOR  
APPROX. FLOOR  
AREA 354 SQ.FT.  
(32.9 SQ.M.)

TOTAL APPROX. FLOOR AREA 883 SQ.FT. (82.0 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

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# Heol Ysgubor

Caerphilly, Caerphilly, CF83 1SR

Offers In The Region Of

£340,000



3 Bedroom(s)



2 Bathroom(s)



833.00 sq ft



Contact our  
**Brinsons Caerphilly Branch**  
029 20867711

Nestled in the heart of Castle View, this charming detached house on Heol Ysgubor offers a delightful blend of comfort and modern living. Spanning an impressive 833 square feet, the property boasts three well-proportioned bedrooms, including a master suite complete with an ensuite bathroom, ensuring privacy and convenience for the occupants.

The heart of the home is undoubtedly the stunning open-plan kitchen diner, featuring bi-folding doors that seamlessly connect the indoor space with the gorgeous gardens outside. This design not only enhances the natural light but also creates an inviting atmosphere for entertaining family and friends. The air conditioning on the ground floor adds an extra touch of comfort, making it a perfect retreat during warmer months.

With a spacious reception room, this property provides ample space for relaxation and family gatherings. The detached garage and parking for up to three vehicles further enhance the practicality of this home, making it ideal for families or those who enjoy having guests.

Built between 1980 and 1989, this house combines modern amenities with a classic charm, making it a wonderful place to call home. The beautifully maintained gardens offer a serene outdoor space, perfect for enjoying the fresh air or hosting summer barbecues.

In summary, this delightful detached house in Castle View is a rare find, offering a perfect blend of style, comfort, and convenience. Whether you are looking for a family home or a peaceful retreat, this property is sure to impress.

Freehold  
EPC - C  
Council tax - E





Kitchen/Diner 65'7"29'6" x 45'11"29'6"  
(20'9 x 14'9)

Tenure  
FREEHOLD

Office/Playroom 29'6"29'6" x 19'8"6'6" (9'9  
x 6'2)

Lounge 45'11"3'3" x 36'5" (14'1 x 11.11)

Master Bedroom 39'4"6'6" x 32'9"36'1"  
(12'2 x 10'11)

Bedroom 2 29'6"6'6" x 26'2"36'1" (9'2 x  
8'11)

Bedroom 3 26'2"36'1" x 19'8"6'6" (8'11 x  
6'2)

Council Tax  
Tax band - E

These are the Schools for your  
Catchment Area :  
Welsh Medium Primary School : Y.G.G. Y CASTELL  
Welsh Medium Secondary School : Y GWYNDY - YSGOL GYFUN CWM  
RHYMINI  
English Medium Primary School : CWRT RAWLIN PRIMARY  
English Medium Secondary School : ST. MARTINS COMPREHENSIVE  
SCHOOL







