

CAERPHILLY'S HOME FOR
STYLISH SALES
& LETTINGS

BRINSONS



LLYSWEN
HENGOED



PORCH

LIVING ROOM

3.63m x 4.72m (11'11 x 15'6)

KITCHEN

3.63m x 2.82m (11'11 x 9'3)

BEDROOM 1

3.63m x 2.72m (11'11 x 8'11)

BEDROOM 2

3.63m x 2.18m (11'11 x 7'2)

BATHROOM

COUNCIL TAX

Band - B

TENURE

FREEHOLD

THESE ARE THE SCHOOLS FOR YOUR CATCHMENT AREA

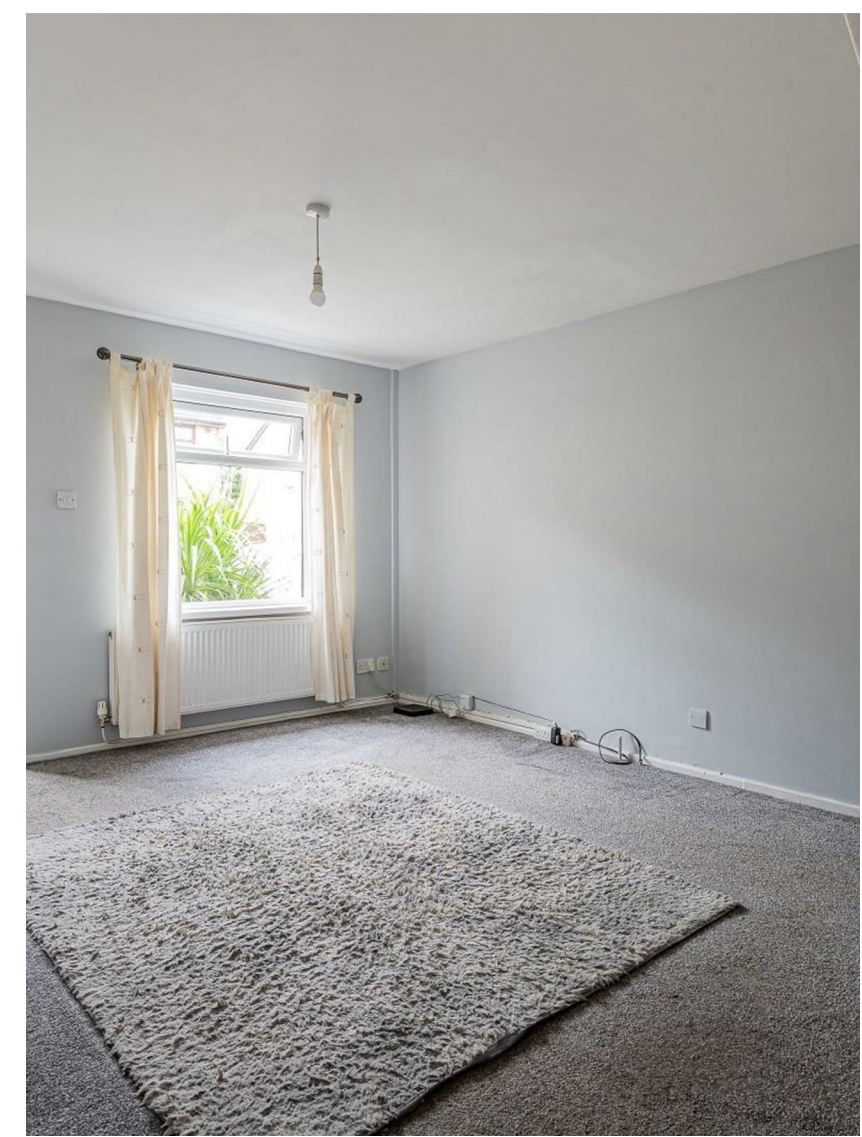
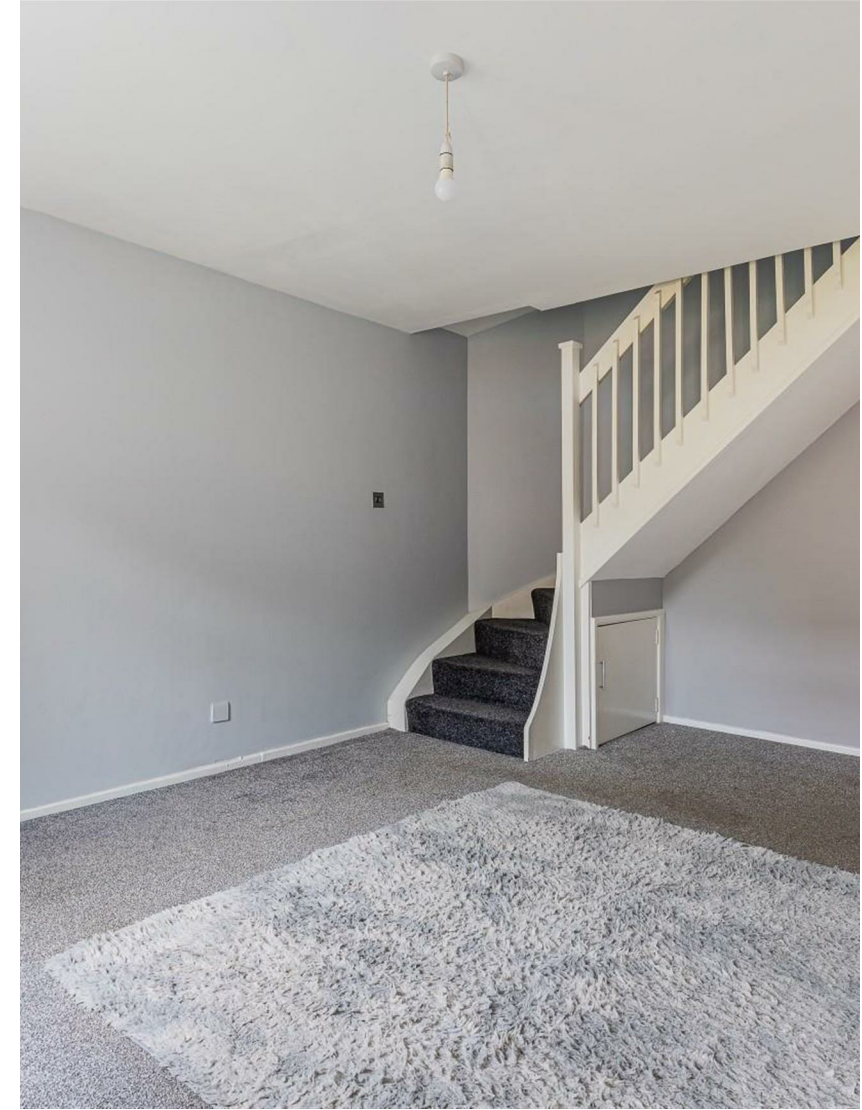
Welsh Medium Primary School : YSGOL PENALLTAU

Welsh Medium Secondary School : YSGOL GYFUN CWM RHYMNI

English Medium Primary School : TIRYBERTH PRIMARY

English Medium Secondary School : LEWIS SCHOOL PENGAM/

LEWIS GIRLS COMPREHENSIVE SCHOOL





LLYSWEN

PENPEDAIRHEOL, CF82 7TP -
£190,000



2 Bedroom(s)

1 Bathroom(s)

614.00 sq ft

Charming Two-Bedroom Semi-Detached Home in Sought-After Llyswen, Penpedairheol

Nestled in the delightful area of Llyswen, Penpedairheol, this attractive semi-detached home offers an excellent opportunity for first-time buyers or those looking to downsize. With two generously sized bedrooms and a sleek, modern bathroom, the property is designed with comfort and practicality in mind.

The spacious reception room provides a warm and welcoming setting—ideal for relaxing evenings or entertaining guests. The modern finishes throughout create a fresh, stylish atmosphere, allowing you to move straight in with minimal effort.

Outside, the property benefits from a superb driveway offering off-road parking for two vehicles, along with a larger-than-average plot that features a beautifully maintained rear garden—perfect for enjoying outdoor living or a spot of gardening.

Set in a desirable location, the home is just a short distance from local amenities, schools, and transport links, making daily life convenient and hassle-free.

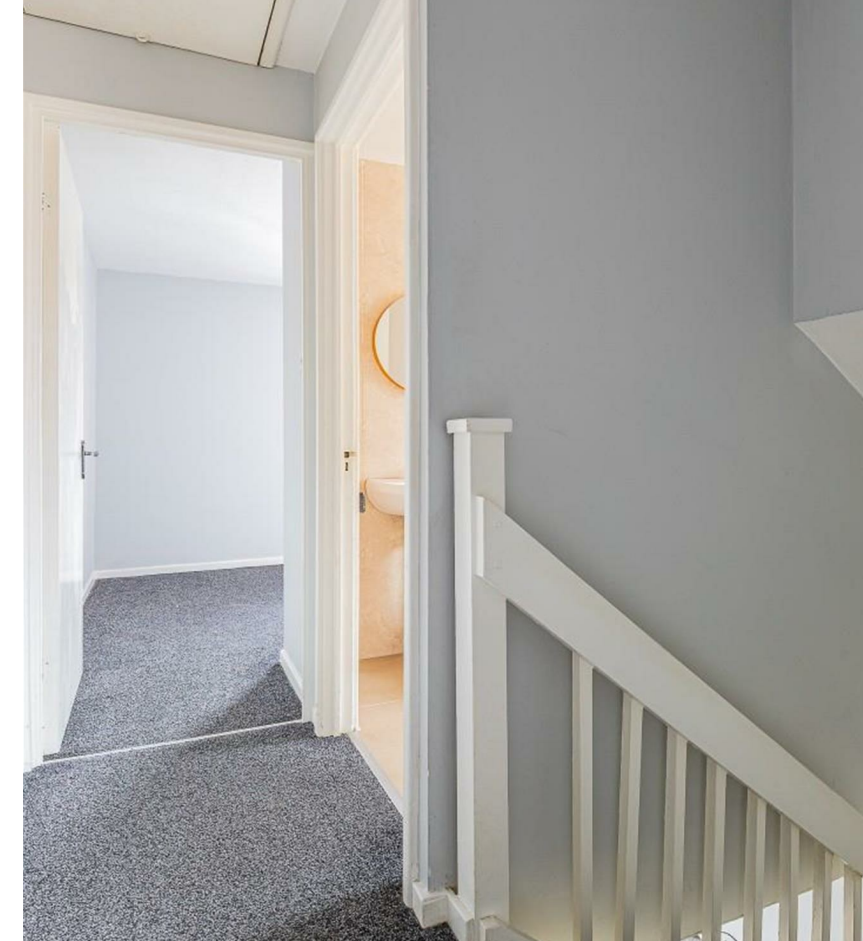
With no onward chain, this property is ready for you to move in and make it your own. Whether you're stepping onto the property ladder or searching for a charming home in a welcoming community, this lovely house in Llyswen is not to be missed.

Book your viewing today and picture your future in this inviting home.

Freehold
EPC - C
Council Tax band - B

PROPERTY SPECIALIST

Lauren Williams
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Sales Negotiator



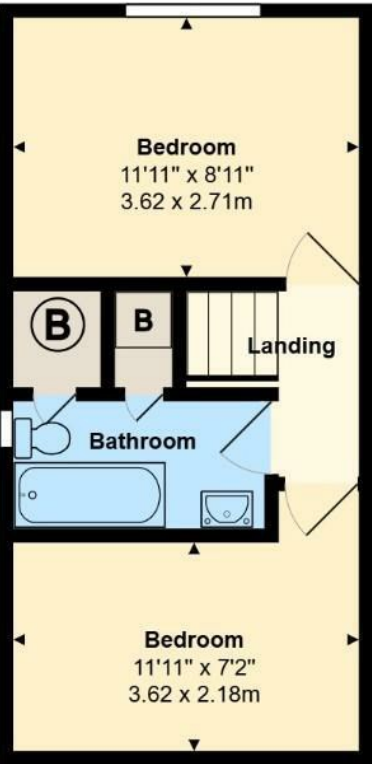
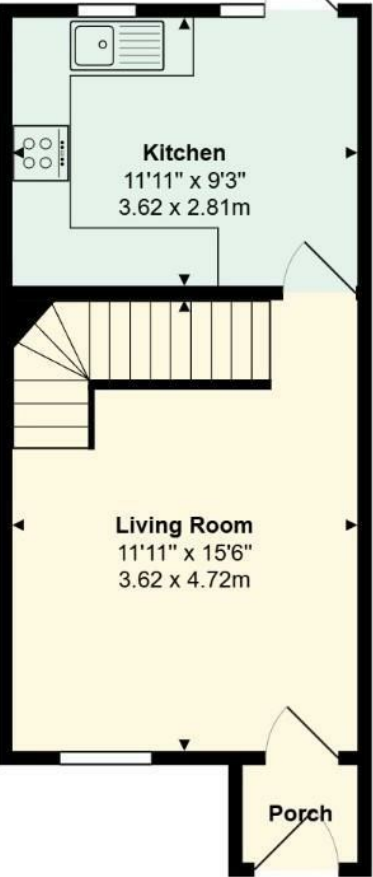


Llyswn, Penpedairheol,

Llyswn

Total Area: 614 ft² ... 57.0 m²

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	73	78
(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	