



**Bryn Celyn, Llanharry Pontyclun CF72 9ZG**

*welcome to*

**Bryn Celyn, Llanharry Pontyclun**

A Stunning End Of Terrace House, Set On An Envious Plot With Generous Rear Gardens And Two Off Street Parking Spaces! Set in a popular development, you will enjoy convenient access to local transport links, parks, shops and schools.



A Stunning End Of Terrace House, Set On An Envious Plot With Generous Rear Gardens And Two Off Street Parking Spaces! We're delighted to offer for sale this tastefully presented home, ideal for the modern couple or young family with easy access to local transport links and open green spaces.

The property comprises; Entrance hall, open plan kitchen/breakfast room, light and airy reception room with pleasant views over the rear garden and a useful ground floor cloakroom - w/c. Stairs rise to the first floor which offers two bedrooms and bathroom with three piece suite. Externally the property benefits from a well-kept rear garden laid mainly to lawn and two allocated off street parking space. Additional features include gas central heating and double glazing where specified.

Set in a popular development, you will enjoy convenient access to local transport links, parks, shops and schools.

A truly wonderful property, we recommend calling early to secure your viewing and avoid missing out!

### **Entrance Hall**

### **Reception Room**

13' 1" widest x 9' widest ( 3.99m widest x 2.74m widest )

### **Kitchen/Breakfast Room**

14' 1" widest x 7' widest ( 4.29m widest x 2.13m widest )

### **Cloakroom - W/C**

### **First Floor Landing**

### **Bedroom One**

13' 1" widest x 12' 1" widest ( 3.99m widest x 3.68m widest )

### **Bedroom Two**

10' 1" widest x 7' widest ( 3.07m widest x 2.13m widest )

### **Bathroom**

### **Parking**

### **Rear Garden**



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welcome to

## Bryn Celyn, Llanharry Pontyclun

- End Of Terrace House In A Sought After Development
- Open Plan Kitchen/Breakfast Room
- Generous Reception Room With Double Doors Offering Ample Natural Light
- Two Bedrooms
- Bathroom And Additional Ground Floor W/C

Tenure: Freehold EPC Rating: C

**£200,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
TBG108057 - 0002

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