



Coronation Terrace, Porth CF39 9YH

welcome to

Coronation Terrace, Porth

With Superb Views From The Rear Garden And An Ideal Position On This Seldom Available Cul-De-Sac. A Fantastic Period Style Terraced House In The Heart Of Porth,

Integral Entrance Porch

Via front door, leading to reception room

restricted h/h (4.29m widest some restricted h/h x 3.38m widest some restricted h/h)
Double glazed Velux style window to front aspect

Reception Room

24' 1" widest x 15' widest (7.34m widest x 4.57m widest)
Double glazed window to front and rear aspect, radiator, stairs to first floor and door to kitchen

Rear Garden

Mainly paved, over multiple levels, external storage

Kitchen

12' widest x 8' 1" widest (3.66m widest x 2.46m widest)
Range of wall and base units, work surfaces, stainless steel sink and drainer with mixer tap, oven and electric hob, plumbing for washing machine, double glazed window to side and rear aspect, door to rear garden

First Floor Landing

Stairs from ground floor, doors to all rooms

Bedroom One

12' widest x 9' widest (3.66m widest x 2.74m widest)
Double glazed window to front aspect, radiator

Bedroom Two

11' 1" widest x 8' 1" widest (3.38m widest x 2.46m widest)
Double glazed window to rear aspect, radiator

Bedroom Three

8' widest x 6' 1" widest (2.44m widest x 1.85m widest)
Double glazed window to front aspect, radiator, stairs to loft room

Bathroom

Four piece suite comprising; Bath, shower, wash basin, low level w/c. Obscure double glazed window to rear aspect and radiator

Loft Room

14' 1" widest some restricted h/h x 11' 1" widest some



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



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**Coronation Terrace,
Porth**

- Period Style Terraced House In The Heart Of Porth
- Light And Airy Open Plan Reception Room
- Separate Kitchen With Some Fitted Appliances
- Three Well-Proportioned Bedrooms
- First Floor Bathroom With Four Piece Suite

Tenure: Freehold EPC Rating: E

offers over

£135,000



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Property Ref:
TBG109883 - 0003

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allen & harris



01443 237667



TalbotGreen@allenandharris.co.uk



83 Talbot Road, Talbot Green, PONTYCLUN,
Mid Glamorgan, CF72 8AE



allenandharris.co.uk