

The Paddocks, Upper Church Village Pontypridd CF38 1TL



welcome to

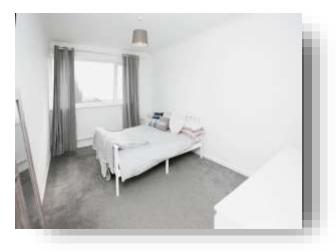
The Paddocks, Upper Church Village Pontypridd

With Breath-Taking Views, A Stunning Open Plan Kitchen/Diner And Enviable Plot, Your Perfect Family Home Is Now On The Market!













Entrance Hall

Via obscure double glazed front door, radiator, stairs to first floor and doors to all rooms

Cloakroom - W/C

Comprising low level w/c, wash basin, radiator and obscure window

Reception Room One

14' 3" widest x 14' 3" widest (4.34m widest x 4.34m widest) Double glazed window to front aspect, radiator,

feature fireplace

Reception Room Two

Accessed via kitchen/diner, double glazed windows to front, rear and side aspect, radiator

Kitchen/Diner

20' 4" widest x 12' 8" widest (6.20m widest x 3.86m widest

Range of wall and base units, work surfaces, stainless steel sink and drainer with mixer tap, space for appliances and dining table, two double glazed windows to rear aspect and 'stable' door to rear garden, gas boiler

First Floor Landing

Stairs from ground floor, loft access, doors to all rooms

Bedroom One

14' 7" widest x 9' 9" widest (4.45m widest x 2.97m widest) Double glazed window to front aspect, radiator

Bedroom Two

12' 3" widest x 10' 6" widest (3.73m widest x 3.20m widest) Double glazed window to front aspect, radiator

Bedroom Three

12' 6" widest x 6' 7" widest (3.81m widest x 2.01m widest) Double glazed window to rear aspect, radiator

Bedroom Four

8' 8" widest x 7' 6" widest (2.64m widest x 2.29m widest) Double glazed window to rear aspect, radiator

Bathroom

Three piece suite comprising; Bath with shower over, wash basin, low level w/c. Obscure double glazed window and radiator

Front Gardens/Driveway

Laid partly to lawn, mature trees and shrubbery, driveway with dropped kerb to front

Rear Gardens

Laid partly to lawn, patio and decked seating area





welcome to

The Paddocks, Upper Church Village Pontypridd

- Unique Detached House In A Coveted Location
- Outstanding Views To Front
- Enviable Plot, Including Mature Gardens And Driveway
- Two Reception Rooms And Open Plan Kitchen/Diner
- Four Well-Proportioned Bedrooms

Tenure: Freehold EPC Rating: C

£385,000





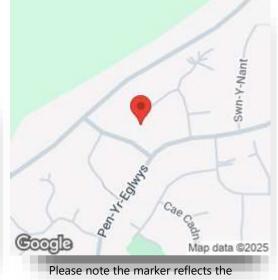
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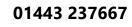
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postcode not the actual property

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