



**Tyle'r Hendy, Miskin Pontyclun CF72 8QU**

**welcome to**

## **Tyle'r Hendy, Miskin Pontyclun**

Your Perfect First Time Purchase Or Buy-To-Let Investment Is Now On The Market! With No Onward Chain And An Envidable Location In The Heart Of Miskin

### **Entrance Hall**

Via front door, stairs to first floor and doors to all rooms

### **Rear Gardens**

Laid partly to lawn

### **Reception Room**

13' 5" widest x 10' 11" widest ( 4.09m widest x 3.33m widest )

Double glazed window to front aspect, radiator, access to kitchen/breakfast room

### **Kitchen/Breakfast Room**

13' 8" widest x 8' 4" widest ( 4.17m widest x 2.54m widest )

Range of wall and base units, work surfaces, stainless steel sink and drainer with mixer tap, oven and hob with cooker hood over, gas boiler, storage cupboard, double glazed window to rear and obscure door to rear garden

### **First Floor Landing**

Loft access, radiator, doors to all rooms

### **Bedroom One**

10' 8" widest x 10' 3" widest ( 3.25m widest x 3.12m widest )

Double glazed window to front aspect, radiator, built in wardrobes

### **Bedroom Two**

10' 6" widest x 7' widest ( 3.20m widest x 2.13m 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 to rear aspect and radiator

### **Off Street Parking**

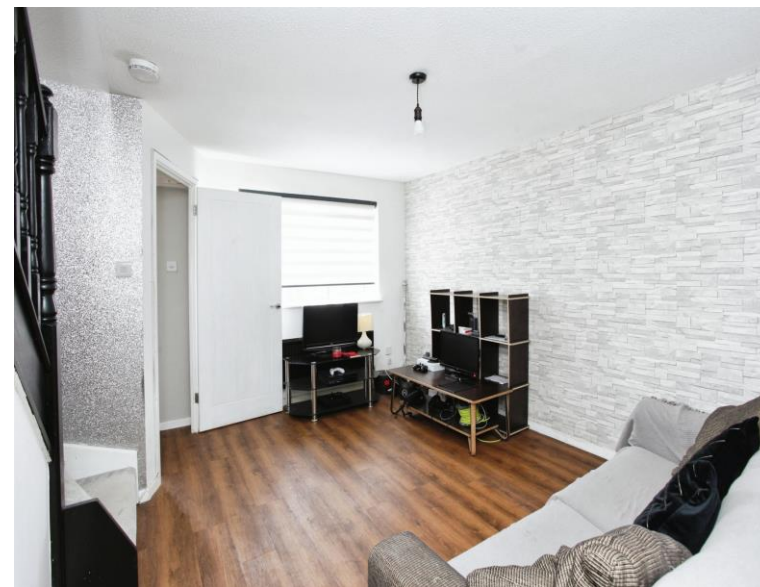
Two allocated parking spaces



**Ground Floor**

**First Floor**

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](http://www.focalagent.com)



**welcome to**  
**Tyle'r Hendy,**  
**Miskin Pontyclun**

- Terraced House With No Onward Chain
- Light And Airy Reception Room
- Separate Kitchen/Breakfast Room
- Two Bedrooms
- First Floor Bathroom

Tenure: Freehold EPC Rating: C  
Council Tax Band: C

**£185,000**



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Property Ref:  
TBG110224 - 0005

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