



Ash Walk, Talbot Green Pontyclun CF72 8RE

welcome to

Ash Walk, Talbot Green Pontyclun

Ash Walk is set in a coveted location, you will enjoy convenient access to a wealth of local shops, open green spaces and transport links including A473 and M4.

Entrance Hallway

Enter in hallway, opening to kitchen, door to lounge.
Cupboard housing recently installed combi boiler

Kitchen

6' 8" x 7' 3" (2.03m x 2.21m)
Window to front, Fitted with matching wall and base units with worktop over, sink with drainer , space for appliances

Lounge

12' 2" x 7' (3.71m x 2.13m)
Doors opening onto the conservatory , UPVC window to side. Spiral staircase.

Conservatory

Windows and doors opening onto the garden

First Floor Landing

Doors to all rooms

Bedroom One

12' 2" x 8' 1" (3.71m x 2.46m)
Window to rear

Bedroom Two

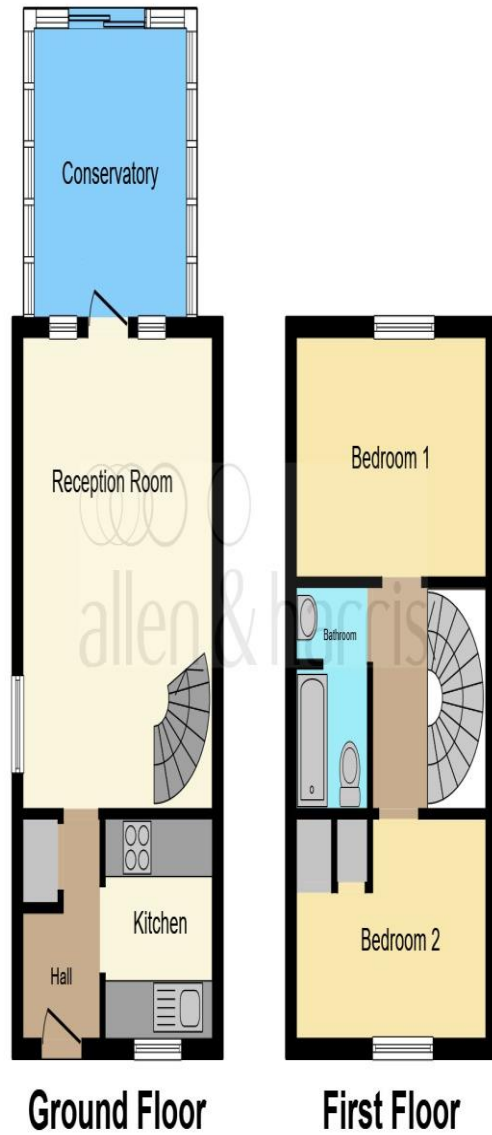
12' 2" x 7' 4" (3.71m x 2.24m)
Window to front,Two built in storage cupboards towards Llantrisant

Bathroom

Window to side. Fitted with matching three piece comprising of bath with shower over, low level wc , pedestal wash hand basin,

Rear Garden

Enclosed by Fencing



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



welcome to
Ash Walk,
Talbot Green Pontyclun

- Newly Installed UPVC Double Glazing Throughout
- Newly Installed Combi Boiler
- No Chain
- Located within the Heart of Talbot Green
- Walking Distance to Retail Park

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

offers in excess of
£160,000



view this property online allenandharris.co.uk/Property/TBG110340



Property Ref:
TBG110340 - 0004

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