



Heol Treferig, Beddau Pontypridd CF38 2SW

welcome to

Heol Treferig, Beddau Pontypridd

Wth A Unique Corner Plot, Generous Wrap-Around Gardens And Numerous Upgrades By The Current Owner, This Could Be Your Perfect First Home!

Entrance Hall

Via front door, stairs to first floor, access to reception room

Reception Room

19' 2" widest x 12' 1" widest (5.84m widest x 3.68m widest)

Double glazed window to front aspect, double glazed doors to rear garden, radiator, space for dining table, access to kitchen

Kitchen

8' 8" widest x 8' 7" widest (2.64m widest x 2.62m widest)

Range of wall and base units, work surfaces, stainless steel sink and drainer with mixer tap, washing machine, fridge/freezer, electric heater, double glazed window to rear aspect and double glazed door to garden

First Floor Landing

Loft access, cupboard with gas boiler, doors to all rooms

Bedroom One

12' widest x 9' 10" widest (3.66m widest x 3.00m widest)

Double glazed window to front aspect, radiator

Bedroom Two

9' 11" widest x 8' 10" widest (3.02m widest x 2.69m widest)

Double glazed window to rear aspect, radiator, built in storage cupboard

Bathroom

Four piece suite comprising; Bath, shower, wash basin, low level w/c. Tiled, heated towel rail, obscure double glazed window to rear aspect

Rear/Side Gardens

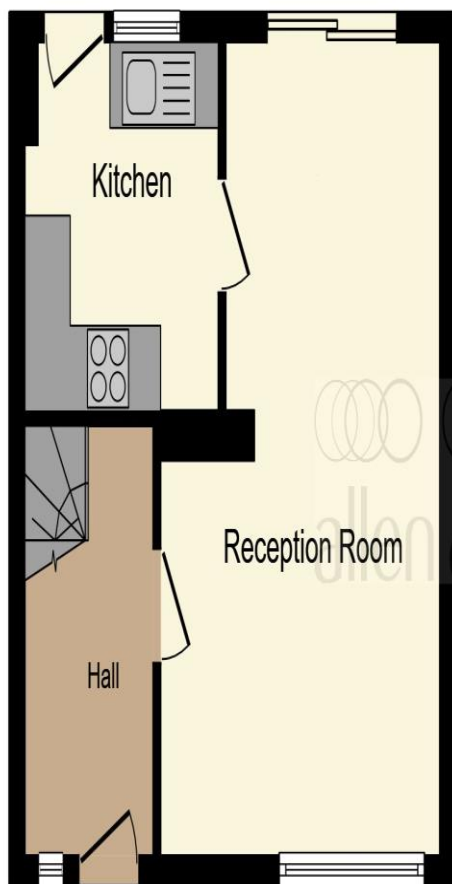
Laid partly to artificial lawn, raised flower beds, mature shrubbery, decked seating area

Outbuilding

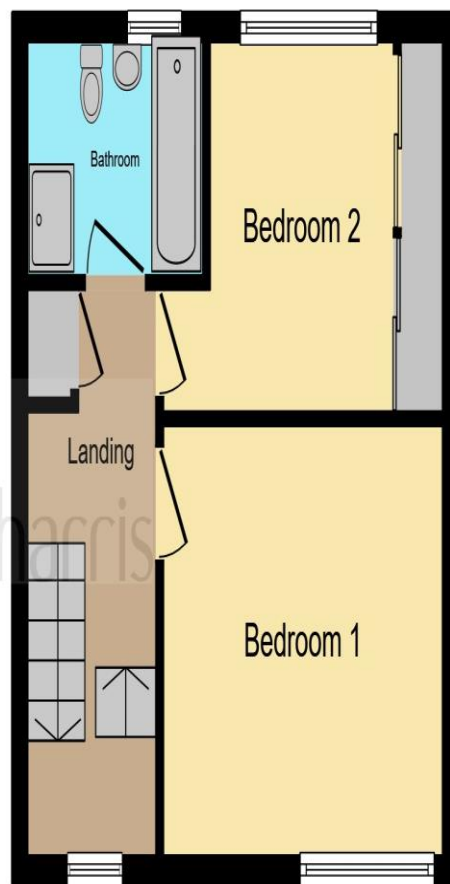
Currently used as a home office, mains power and lighting, double glazed doors and window

Driveway

Space for multiple vehicles (note that a small area to the front left of outbuilding is not designated to this property)



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



welcome to
Heol Treferig,
Beddau Pontypridd

- Unique End Of Terrace House In The Heart Of Beddau
- Spacious Reception Room And Separate Kitchen
- Two Well-Proportioned Bedrooms
- First Floor Bathroom With Four Piece Suite
- Generous Corner Plot, Wrap-Around Gardens And Driveway

Tenure: Freehold EPC Rating: Awaited
Council Tax Band: B

£190,000



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Property Ref:
TBG110375 - 0002

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