



Lewis Square
Merthyr Tydfil, CF48 1YN

Guide Price £100,000

Gao
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MAIN FEATURES:

- Well Presented Mid Terrace House
- Modern Fitted Kitchen
- Lounge/Diner
- Shower Room/WC
- Double Bedroom & First Floor WC
- Rear Garden with Feature Pergola

Situated in the popular village of Abercanaid, Lewis Square, this well-presented mid-terrace house offers an excellent opportunity for first-time buyers, professionals or investors alike. The accommodation is thoughtfully arranged and comprises a welcoming lounge/diner, ideal for both everyday living and entertaining, and a modern fitted kitchen finished to a contemporary standard. The ground floor is complemented by a stylish shower room with WC, while to the first floor there is a double bedroom and a convenient additional WC, enhancing practicality and comfort. To the rear, the property boasts a pleasant garden with a feature pergola, providing an attractive outdoor space for relaxing, dining or socialising during the warmer months.

Abercanaid is well regarded for its strong sense of community and convenient location. Residents benefit from local shops, schools and amenities, while excellent transport links via the A470 provide easy access to Merthyr Tydfil, Cardiff and the wider South Wales region. The surrounding area also offers beautiful countryside walks, nearby parks and leisure facilities, making it ideal for those who enjoy an active lifestyle. This charming home combines modern living with village appeal and early viewing is highly recommended.



This plan is for illustration purpose only and may not be representative of the property.

We have prepared these property particulars as a general, broad guide of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide only and should not be relied upon. Lease details, service charges and ground rent (where applicable) and council tax etc are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		71 C
55-68	D		
39-54	E	54 E	
21-38	F		
1-20	G		

Viewings: By appointment.

For further information contact us:

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We're Open:

8am – 8pm 7 days a week

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