





19 The Wheate Close

Rhose

Council Tax band: D - Tenure: Freehold

EPC Energy Efficiency Rating:

- A 3 BEDROOM SEMI DETACHED FAMILY HOME
- AVAILABLE WITH NO ONWARD CHAIN
- HALL, CLOAKS/WC, LARGE LOUNGE
- KITCHEN/DINER WITH FRENCH DOORS TO THE GARDEN
- REFITTED 1ST FLOOR BATHROOM/SHOWER/WC
- TWO CAR DRIVEWAY AND A GARAGE
- ENCLOSED SOUTHERLY REAR GARDEN
- REFITTED BOILER/GAS CH, UPVC WINDOWS
- CENTRAL CUL DE SAC IN RHOOSE VILLAGE
- EPC RATING B86

Situated in a quiet cul de sac in the centre of Rhose is this modern semi detached built in the 1990s. Whilst needing some cosmetic improvements, there is a refitted bathroom, 2023 boiler and modern uPVC windows.

The accommodation comprises a hall, cloakroom/WC, spacious lounge and modern kitchen/dining room. The first floor has 3 bedrooms (all with storage) and the bathroom. Outside, there is a two car drive, single garage and level family garden.

The property is gas centrally heated by a recently refitted boiler and there are uPVC windows and French doors throughout the house.





Hallway

Accessed via composite door with obscure glazed panels, the hall is carpeted and has doors to the living room and cloakroom/WC. Radiator.

Wc

4' 11" x 2' 5" (1.50m x 0.74m)

With a white suite comprising WC with concealed cistern and modern basin with vanity storage under. Tiled flooring, splashback and sill with obscure front window. Radiator and fusebox.

Lounge

15' 0" x 14' 8" (4.57m x 4.47m)

A large carpeted room with front window, stairs to the first floor and two radiators. Door to the kitchen dining room.

Kitchen/Dining Room

14' 10" x 10' 2" (4.52m x 3.10m)

With a laminated flooring and initially with space for a table and chairs plus there is under stair storage. Radiator. Sliding uPVC doors access the rear garden. The kitchen has a range of matching units, modern tops and space for appliances. Integrated 4 ring gas hov, hood over and electric oven under. Rear window and tiled splash backs.





Landing

Carpeted and with a side window. Panelled doors to the three bedrooms, refitted bathroom and airing cupboard. Drop down loft hatch.

Bedroom One

12' 0" x 8' 3" (3.66m x 2.51m)

A carpeted double bedroom with radiator, front window and recessed double wardrobe excluded from dimensions.

Bedroom Two

8' 5" x 8' 1" (2.57m x 2.46m)

A carpeted bedroom with radiator, rear window and recessed double wardrobe excludes from dimensions.

Bedroom Three

8' 4" x 6' 5" (2.54m x 1.96m)

A single bedroom with exposed floorboards, front window and recessed storage cupboard over the stairwell. Radiator.



Bathroom

6' 5" x 6' 0" (1.96m x 1.83m)

Beautifully refitted on white and comprising a close coupled WC, basin with vanity storage under and bath with thermostatic shower over with fixed rainfall head and separate rinse unit. Shower screen. Obscure rear window, chrome heated towel rail and tiled flooring and splash backs. Mirrors cosmetics cabinet.



FRONT GARDEN

A mostly lawned front garden which adjoins the driveway.

REAR GARDEN

35' 12" x 25' 0" (10.97m x 7.62m)

An enclosed south facing rear garden that has a patio and generous lawn enclosed by fencing. Pedestrian access to the garage too.

Garage

Single Garage

Measuring 16 foot 9 by 8 foot 1 and accessed via up and over door plus a pedestrian door to the rear garden. Power and lighting provided.

Driveway

1 Parking Space

Solar Panels

There are solar panels on the rear elevation which were installed by 'A Shade Greener' - the panels are leased rather than owned.



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Approximate Gross Internal Area
775 sq ft - 72 sq m



GROUND FLOOR

FIRST FLOOR

Not to Scale. Produced by The Plan Portal 2025
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