



Dragon Way | Penallta | Hengoed | CF82 6GT

GROUND FLOOR APARTMENT * MASTER ENSUITE & FITTED WARDROBES * OPEN PLAN LIVING/DINING/KITCHEN * ALLOCATED PARKING * POPULAR DEVELOPMENT. Get on the ladder! Deceptively spacious ground floor apartment on the popular Cwm Calon development.

£115,000

- Ground floor apartment
- Open plan living
- Master ensuite
- Fitted wardrobes
- Allocated parking



Property Description

HALLWAY

Access to two storage cupboards. Doors to all rooms.

LOUNGE/DINER/KITCHEN

22' 6" x 10' 8" (6.88m x 3.26m) Modern, open plan living/dining room with kitchen. Fitted with shaker style wall & base units. Work surfaces over with inset sink & drainer. Integrated oven, hob & extractor. Plumbing for washing machine. Vinyl flooring. Carpeted floor in lounge area. Juliet balcony. Two electric heaters. Tiled splash backs. Window to rear.

BEDROOM ONE

13' 2" x 9' 6" (4.03m x 2.92m) Generous double bedroom. Fitted double wardrobe. Carpeted floor. Electric heater. Window to front. Door to en-suite.

ENSUITE

Suite comprises a walk-in shower, WC and wash basin. Vinyl flooring. Towel radiator.

BEDROOM TWO

9' 8" x 7' 4" (2.97m x 2.25m) Generous second bedroom. Carpeted floor. Window to front. Electric heater.

BATHROOM

7' 2" x 6' 4" (2.19m x 1.95m) Suite comprises bathtub with mixer shower over, WC and wash basin. Vinyl floor. Towel radiator. Tiled splashback. Window to rear.

PARKING

Two allocated spaces in communal area

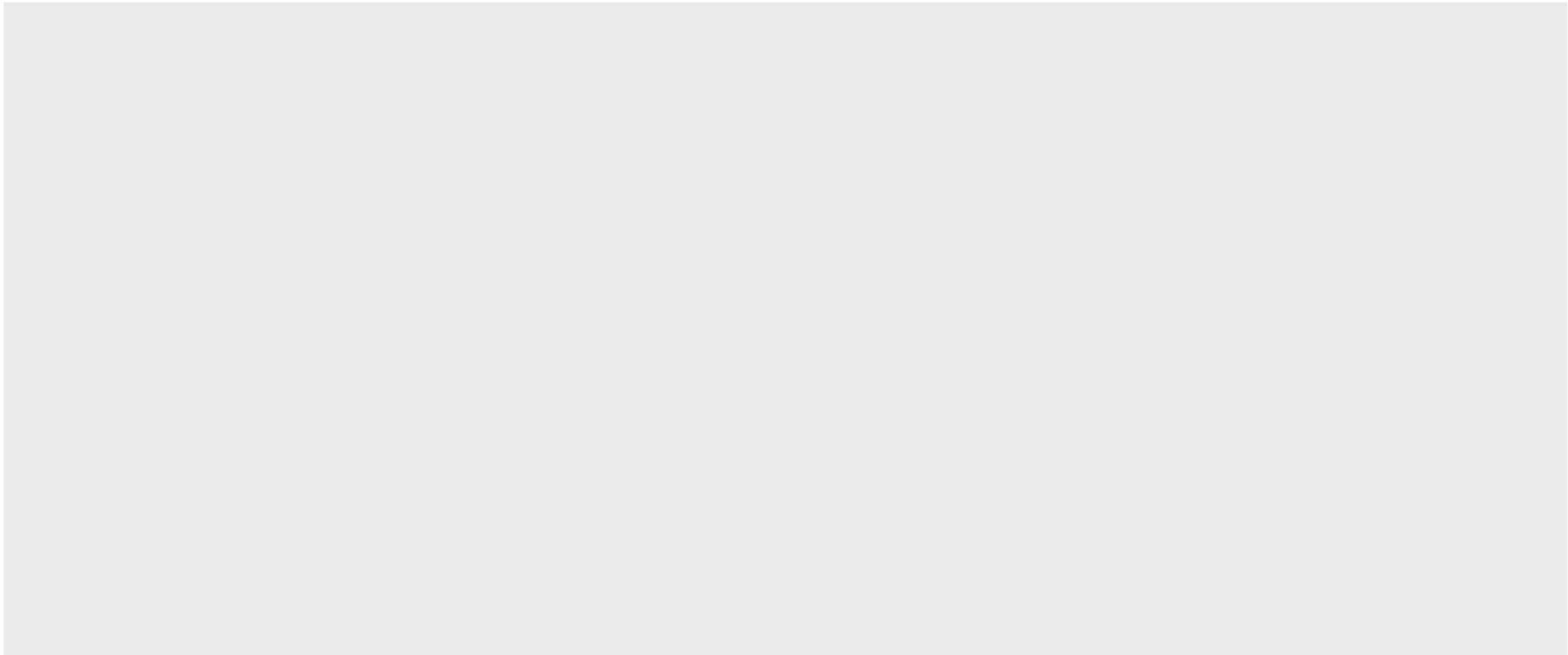
BIN STORAGE TO REAR

LEASEHOLD 125 YEARS FROM 2007 SERVICE CHARGES AND GROUND RENT APPROX £1720 PER ANNUM

In accordance with the 1993 Misrepresentation Act the agent has not tested any apparatus, equipment, fixtures, fittings or services and so, cannot verify they are in working order, or fit for their purpose. Neither has the agent checked the legal documentation to verify the leasehold/freehold status of the property. The buyer is advised to obtain verification from their solicitor or surveyor. Also, photographs are for illustration only and may depict items which are not for sale or included in the sale of the property, All sizes are approximate.

INDEPENDENT MORTGAGE SERVICE AVAILABLE.

Your home is at risk of being repossessed if you do not keep up repayments on your mortgage.





Tenure

Leasehold

Council Tax Band

Viewing Arrangements

Strictly by appointment

Contact Details

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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements