



Offers In Excess Of £210,000

EPC Rating 'TBC'

14 Haulwen Road
Penpedairheol
Hengoed
CF82 8DA

NO CHAIN * STUNNING HOME * WELL CONVERTED LOFT ROOM * AWESOME SUMMER/GARDEN ROOM * STYLISH KITCHEN * OPEN PLAN LOUNGE/DINER * GENEROUSLY SIZED BEDROOMS. Situated in a quiet part of the village is this immaculate home, with no onward chain and many extra features!



HALL

10' 4" x 5' 11" (3.15m x 1.82m)

LOUNGE/DINER

26' 10" x 11' 9" (8.20m x 3.60m)

Large open plan lounge diner with bay window up the front. French doors to rear garden.

KITCHEN/BREAKFAST ROOM

12' 7" x 7' 11" (3.85m x 2.42m)

Fitted with mat black wall and base units. Wood effect Work surfaces over with breakfast bar with space for three stools. Integrated oven and hob with extractor over.

UTILITY ROOM

9' 2" x 6' 2" (2.80m x 1.90m)

Space and plumbing for washing machine and dryer. Additional units with work tops and sink.

WC

4' 9" x 3' 0" (1.46m x 0.92m)

TO THE FIRST FLOOR

BEDROOM ONE

12' 8" x 10' 1" (3.88m x 3.08m)

Double bedroom with beautiful full set of fit wardrobes with mirrored sliding doors

BEDROOM TWO

11' 3" x 10' 0" (3.45m x 3.05m)

Double bedroom.

BEDROOM THREE

8' 2" x 8' 0" (2.50m x 2.45m)

BATHROOM

8' 0" x 5' 6" (2.44m x 1.70m)

LOFT ROOM

18' 8" x 12' 11" (5.69m x 3.95m)

Access via drop-down ladder and loft hatch. Three Velux windows. Central heating radiator.

OUTSIDE THE PROPERTY

TO THE FRONT

Well landscaped front garden

TO THE REAR

Raised the deck in area, partly covered with artificial turf. Step down to a large garden room.

GARDEN ROOM

21' 9" x 14' 5" (6.65m x 4.40m)

Block construction with timber cladding, a great entertaining space!



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.

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