



Heol-Y-De

Rhigos, Aberdare, CF44 9LJ

£119,995



- ** PERFECT FIRST TIME BUY
 - ** 3 BEDROOM SEMI-DETACHED FAMILY HOUSE
 - ** MODERNISED AND IMPROVED
 - ** GREY GLOSS WELL EQUIPPED FITTED KITCHEN AND MODERN UPSTAIRS SHOWER ROOM
 - ** MULTIPLE OFF ROAD PARKING AND EXCELLENT SIZE REAR GARDEN
 - ** LOUNGE, FITTED KITCHEN/DINER WITH PATIO DOORS
 - ** 3 GOOD SIZE BEDROOMS AND UPSTAIRS FITTED SHOWER ROOM
 - ** GAS CENTRAL HEATING WITH UNDERFLOOR HEATING TO GROUND FLOOR
 - ** UPVC DOUBLE GLAZED WINDOWS
 - ** WE ARE ADVISED THAT THE PROPERTY IS FREEHOLD
- The property is set in a small village on the edge of the Brecon Beacons and has a local village shop and primary school.



Lounge 11'2 x 18' (3.40m x 5.49m)
Integrated media wall unit. Upvc double glazed window to front aspect. Underfloor heating. tiled floor.

Fitted Kitchen/Diner 19'6 x 8'4 (5.94m x 2.54m)
With an excellent range of modern wall and base units incorporating double oven, microwave, coffee machine, integrated dishwasher, washing machine, waste disposal unit, sink unit, gas hob, extractor hood. Upvc double glazed patio doors. Wall cupboard housing gas boiler serving hot water and heating system.

landing

Bedroom 2 11'8 x 8'5 (3.56m x 2.57m)
Upvc double glazed window to rear aspect. Radiator.

Bedroom 3 8'6 x 8 max (2.59m x 2.44m max)
Upvc double glazed window to front aspect. Radiator.

Modern fitted Shower room
Modern suite in white comprising vanity wash hand basin, shower enclosure, w.c., chrome heated towel rail. Upvc double glazed window to rear aspect.

Outside
Off road parking to front with side access to good size rear garden.

Disclaimer
N.B Whilst these particulars are intended to give a fair description of the property concerned, their accuracy is not guaranteed and any intending purchaser must satisfy himself by inspection or otherwise, as to the correctness of statements contained herein.

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The Property Misdescription Act 1991

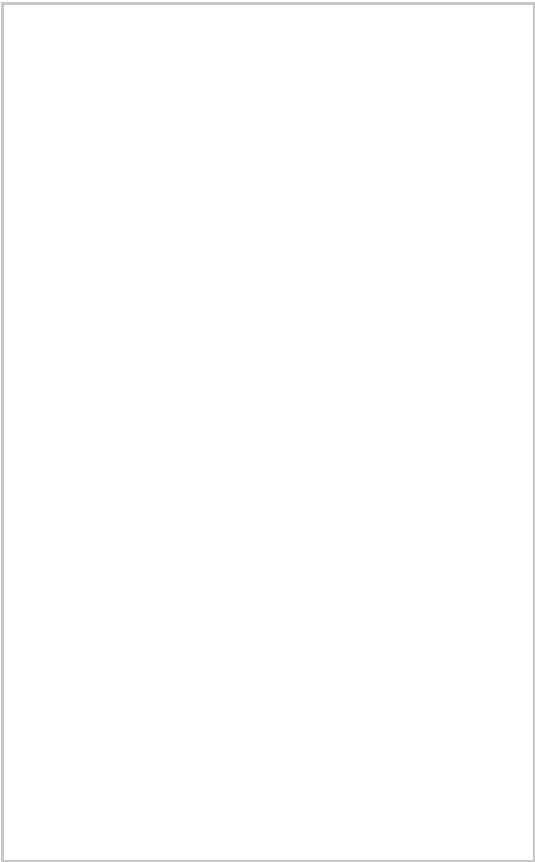
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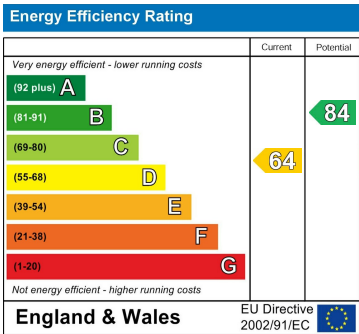
Area Map



Floor Plans



Energy Efficiency Graph



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