



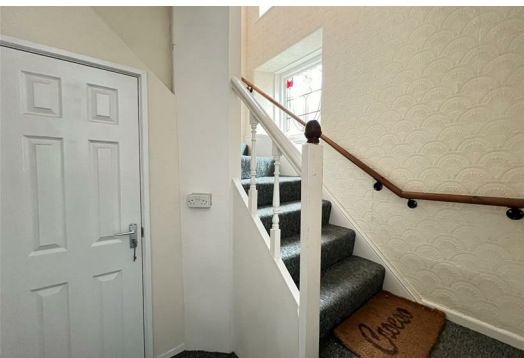
Tanybryn Street

Aberdare, CF44 7NB

£64,995



- ** SPACIOUS FIRST FLOOR 2 BEDROOM FLAT
- ** SOME UPDATING AND MODERNISATION REQUIRED
- ** SOUGHT AFTER LOCATION WITH WALKING DISTANCE OF TOWN CENTRE AND COUNTRY PARK
- ** SHARED ENTRANCE . INNER HALLWAY. STAIRS TO FIRST FLOOR. 2 DOUBLE BEDROOMS.
- ** FITTED KITCHEN. LOUNGE. OUTSIDE REAR GARDEN
- ** GAS CENTRAL HEATING (NOT TESTED) DOUBLE GLAZED WINDOWS.
- ** LEASEHOLD SO WE ARE ADVISED BY VENDOR
- ** COUNCIL TAX BAND A



Shared Entrance Hall

With shared storage cupboard. Stairs to first floor

Landing

Wooden window to front aspect.

Lounge 10'1" x 11'6" (3.07m x 3.51m)

UPVC double glazed window to rear. Radiator.

Fitted Kitchen 10'1" x 12'11" (3.07m x 3.94m)

Modern wall and base units. Electric hob and oven. Stainless steel sink. Provision for washing machine.

Bathroom 5'8" x 8'2" (1.73m x 2.49m)

Modern suite in white comprising bath. wash hand basin. W.C. Radiator. Window to rear aspect.

Bedroom 1 9'11" x 11'5" (3.02m x 3.48m)

double glazed window to front. Radiator.

Bedroom 2 10'0" x 10'2" (3.05m x 3.10m)

Double glazed window to rear. Radiator.

Outside

Rear garden hard standing.

Tenure Leasehold

999 years from 2009.

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

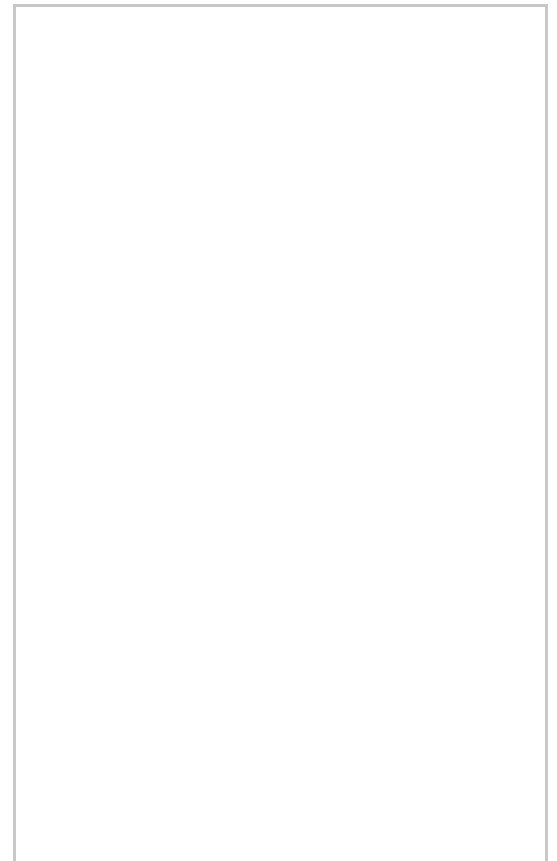
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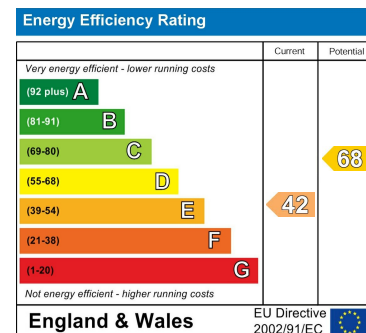
Area Map



Floor Plans



Energy Efficiency Graph



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