



Rybec Homes

Brynteg Green, Beddau, CF38 2QA
Price £334,995

01443 238 026

***VERY WELL PRESENTED FOUR BEDROOM DETACHED FAMILY HOME WITH GARAGE AND DRIVEWAY PARKING FRONTING WOODLAND ***

Rybec Homes of Pontyclun are delighted to present to the market this very well presented four bedroom detached family home located on Brynteg Green. The property offers living accommodation comprising; Entrance hallway, cloakroom, lounge, kitchen/diner, landing, family bathroom, four bedrooms with en suite to master. Other benefits include; Gas central heating, double glazing, landscaped rear garden, driveway and detached single garage. Located close to a great range of local amenities as well as local transport links. Viewing's are highly recommended to fully appreciate the this lovely property!



Frontage

Laid to lawn with flower bed borders, driveway leading to garage, steps to front door.

Entrance Hallway 6'4 x 19'1 (1.93m x 5.82m)

Entered via obscure double glazed composite door, double glazed window to front aspect, smooth ceiling, stairs rising to first floor, under stairs storage cupboard, radiator, power points, tiled flooring, further doors leading to;

Cloakroom 6'2 x 3'7 (1.88m x 1.09m)

Smooth ceiling, extractor fan, obscure double glazed window to side aspect, low level W.C, pedestal wash hand basin with mixer tap over, radiator, tiled flooring.

Lounge 11'9 x 20'7 into bay (3.58m x 6.27m into bay)

Smooth ceiling, double glazed bay window to front aspect, double glazed window to side aspect, radiator, power points, television point.

Kitchen Diner 18'9 x 12'1 (5.72m x 3.68m)

Diner

Smooth ceiling, double glazed French doors to rear, radiator, power points, tiled flooring.

Kitchen

Smooth ceiling, double glazed window to rear aspect, fitted kitchen comprising; Range of wall and base units with contrasting work surfaces over, inset one and a half bowl stainless steel sink and drainer with mixer tap over, integrated electric oven and microwave, inset five burner gas hob with stainless steel splash back and extractor hood over, range of integrated appliances consisting; fridge, freezer and slimline dishwasher, cupboard housing wall mounted gas boiler, power points, tiled flooring, door to utility cupboard.

Utility Cupboard

Smooth ceiling, extractor fan, plumbing for automatic washing machine, space for tumble dryer, power points.

Landing

Smooth ceiling, loft access hatch, power points, airing cupboard, further doors leading to;

Bedroom One 11'1 x 11'9 (3.38m x 3.58m)

Smooth ceiling, double glazed window to front aspect, built in wardrobes, radiator, power points, television point, further door leading to;

Ensuite 6'2 x 6'6 (1.88m x 1.98m)

Smooth ceiling, extractor fan, obscure double glazed window to side aspect, fitted three piece suite comprising; Shower cubicle with mains shower, pedestal wash hand basin with mixer tap over, low level W.C, heated towel rail, tile effect vinyl flooring.

Bedroom Two 8'8 x 11'2 (2.64m x 3.40m)

Smooth ceiling, double glazed window to rear aspect, built in wardrobes, radiator, power points.

Bedroom Three 9'8 x 6'9 (2.95m x 2.06m)

Smooth ceiling, double glazed window to rear aspect, radiator, power points.

Bedroom Four 7'5 x 7'4 (2.26m x 2.24m)

Smooth ceiling, double glazed window to front aspect, radiator, power points.

Bathroom 6'3 x 6'2 (1.91m x 1.88m)

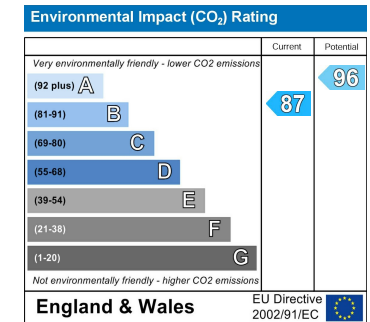
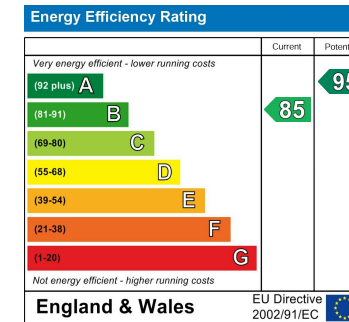
Smooth ceiling, extractor fan, obscure double glazed window to side aspect, fitted three piece suite comprising; Panel bath with mixer tap over, low level W.C, pedestal wash hand basin with mixer tap, tiled splash backs, heated towel rail, vinyl flooring.

Rear Garden

Landscaped rear garden laid to patio and lawn with raised decked area, raised flower beds, outside tap, gate access to side.

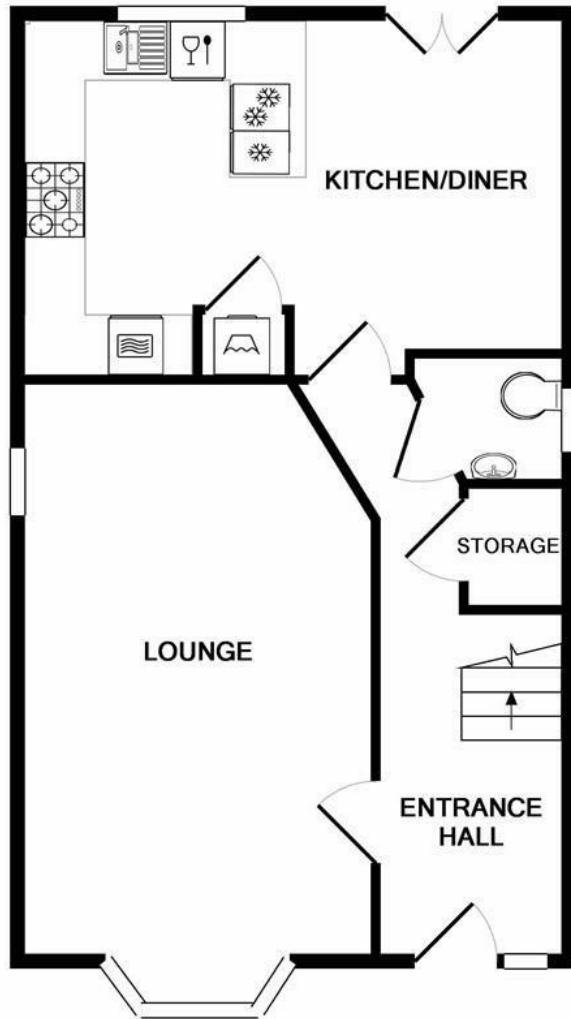
Garage

Manual up and over door, power points and lighting.

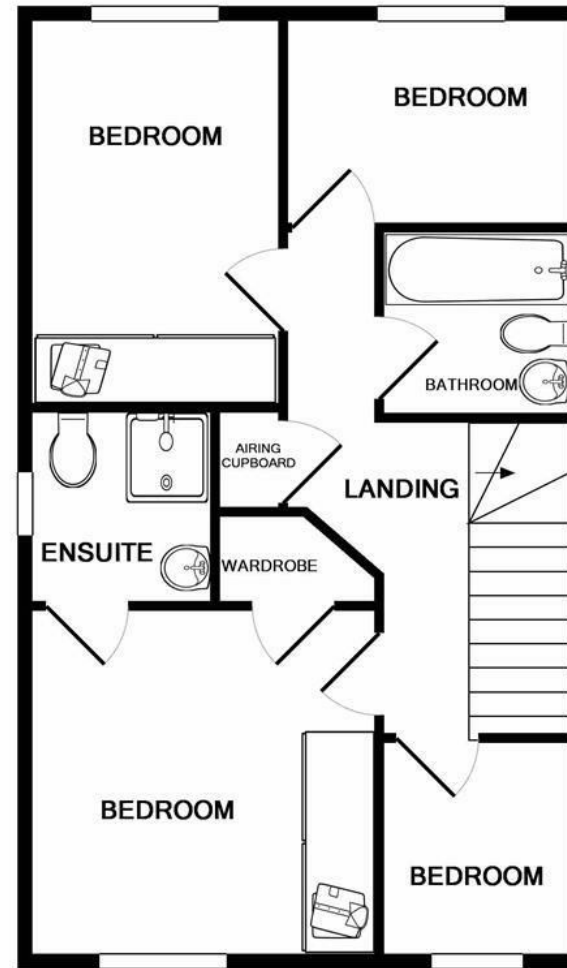








GROUND FLOOR



1ST FLOOR