



Bryngerwn Avenue, offers over £195,000

- Tax band A
- Well-presented
- Conservatory
- Front and rear garden
- Great location
- EPC Rating: C



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About the property

A well-presented semi-detached property in a sought after location in Treharris within close proximity to road links such as the A470 and close to local amenities making this property an ideal family home.

The property briefly comprises an entrance hall, living room, conservatory, kitchen and dining room. To the first floor are three bedrooms and family bathroom. To the front of the property is a low maintenance garden and the rear is an enclosed garden with patio and lawn area.

Viewing highly recommended to appreciate all this property has to offer.



Accommodation

Entrance

Window to front. Stairs to first floor. Doors to kitchen and living room.

Living Room

17' 5" Max x 12' 6" Max (5.31m Max x 3.81m Max)
Sliding doors to conservatory. Windows to front.

Conservatory

Surrounding windows, patio doors to rear garden.

Kitchen

17' 5" Max x 12' 2" Max (5.31m Max x 3.71m Max)
Window to front and rear. Fitted cupboards.

Dining Room

16' 9" x 6' (5.11m x 1.83m)
Windows to rear and side. Patio doors to rear garden.

Bedroom 1

11' 6" Max x 12' 4" Max (3.51m Max x 3.76m Max)
Window to front.

Bedroom 2

11' 6" Max x 12' 6" Max (3.51m Max x 3.81m Max)
Window to front and side.

Bedroom 3

7' 11" Max x 11' 3" Max (2.41m Max x 3.43m Max)

Bathroom

Fitted bath with over head shower, wash basin and toilet. Window to rear.

Floorplan



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