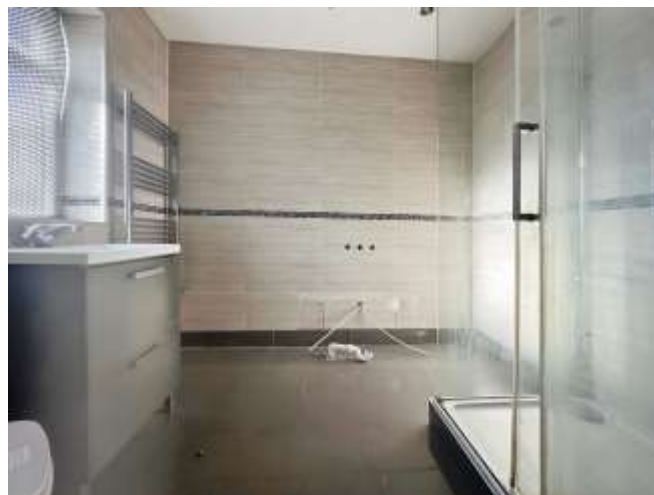




## Field Street, £100,000

- Council Tax Band A
- No onward chain
- Ideal first-time buy
- Close to local amenities
- Good transport links
- Over three floors
- EPC Rating: C



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## About the property

A terraced house in a popular residential area in Trelewis, being sold with no onward chain, offering an excellent opportunity for first time buyers, investors, and families alike. The property is conveniently located, providing easy access to public transport links, selection of nearby schools, a variety of local amenities and walking routes.

The house is arranged over three floors and boasts a total of three bedrooms. The first and second bedrooms are spacious double rooms, offering ample space for furniture and storage, while the third bedroom is a comfortable single room, ideal for a child's room or home office. The property also features a kitchen which includes a useful utility room, providing additional space for appliances and storage. There is also a sleek shower room, completing the comprehensive layout of this home. Another unique feature is the stairs leading to the loft area.

This house is a wonderful blend of location, comfort, and potential - a perfect choice for those looking for their next home.



## Accommodation

### Hall

### Living Room

Irregular Shaped Room x ( x )

### Kitchen

Irregular Shaped Room x ( x )

### Utility

### Bathroom

### Bedroom 1

9' 7" Nax x 11' 2" Max ( 2.92m Nax x 3.40m Max )

### Bedroom 2

11' 1" Max x 7' 5" Plus door recess ( 3.38m Max x 2.26m Plus door recess )

### Bedroom 3

7' 8" Max x 9' Max ( 2.34m Max x 2.74m Max )

### Loft Area

Restricted head height.

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## Floorplan

## Important Information

Note while we endeavour to make our sales details accurate and reliable, if there is any point which is of particular interest to you, please contact the office and we will be pleased to confirm the position for you. We have not personally tested any apparatus, equipment, fixtures, fittings or services and cannot verify they are in working order or fit for their purposes. Nothing in these particulars is intended to indicate that carpets or curtains, furnishings or fittings, electrical goods (whether wired or not). Gas fires or light fittings or any other fixtures not expressly included form part of the property offered for sale. This computer generated Floorplan, if applicable, is intended as a general guide to the layout and design of the property. It is not to scale and should not be relied upon for dimensions. Tenure: We cannot confirm the tenure of the property as we have not had access to the legal documents. The buyer is advised to obtain verification from their solicitor or surveyor.

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