



Gwendoline Street, offers over £165,000

- Council Tax Band C
- No onward chain
- Well-presented throughout
- Sought after location
- Close to local amenities
- Great transport links
- EPC Rating: C



 3  1  1



About the property

A charming, terraced house in a sought-after location in Merthyr Tydfil, being sold with no onward chain. The property has recently been modernised throughout and offers a vast array of features that would appeal to first-time buyers and families alike.

The house comprises three well-proportioned bedrooms, with the first bedroom featuring a welcoming double size. The modern bathroom is thoughtfully designed, providing comfort and convenience. The property also boasts a single kitchen, equipped with a practical utility area, a feature that is sure to make daily chores more manageable. One of the highlights of this house is the reception room, which is bright and spacious, thanks to large windows and an inviting bay window that floods the room with natural light. This is the perfect place to relax, entertain guests or spend quality time with family.

The property is set in a sought-after location, surrounded by local amenities, public transport links and walking routes.

Don't miss this opportunity to own a beautiful home in a fantastic location. Contact us today to arrange a viewing.



Accommodation

Hall

Living Room

26' 2" Into bay window x 13' 3" Into recess (7.98m Into bay window x 4.04m Into recess)

Kitchen/Diner

15' 4" Max x 9' 7" Max (4.67m Max x 2.92m Max)

Utility Area

Landing

Bathroom

Bedroom 1

11' 8" Max x 16' 4" Max (3.56m Max x 4.98m Max)

Bedroom 2

11' 1" Max x 11' 1" Max (3.38m Max x 3.38m Max)

Bedroom 3

8' 8" Max x 9' 8" Max (2.64m Max x 2.95m Max)

01685 722223

merthytydfil@peteralan.co.uk

Floorplan



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



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.

Peter Alan Limited is registered in England and Wales under company number 2073153, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05. For activities relating to regulated mortgages and non-investment insurance contracts, Peter Alan Limited is an appointed representative of Connells Limited which is authorised and regulated by the Financial Conduct Authority. Connells Limited's Financial Services Register number is 302221. Most buy-to-let