



Bryntaf, offers over £125,000

- Council Tax Band A
- Set over three floors
- Ideal family home or first time buy
- Well-presented
- Rear garden
- EPC Rating: C



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About the property

A charming terraced house of considerable charm and character in Aberfan. This property stands proudly amongst its peers, serving as a compelling investment opportunity or a perfect home for first time buyers and families alike.

This unique residence is spread over three inviting floors, featuring two well-proportioned bedrooms and a bathroom. The property further boasts of three reception rooms, offering ample space for dining, entertaining, and relaxation. The house also features a single kitchen which is complemented with a utility room, providing additional storage and workspace.

One of the standout features of this property is the delightful garden. The house's charm is further accentuated by its location, which ticks every box for convenience and lifestyle. With public transport links in close proximity, ideal if commuting. The property is also near various local amenities and walking routes, offering plenty of options for leisurely walks or weekend adventures.

Families will also appreciate the proximity to local schools. Moreover, investors will find this property attractive for its potential rental income, given its sought-after location and appealing features.



Accommodation

Hall

Shower Room

Sitting Room

8' 3" Max x 12' 5" Max (2.51m Max x 3.78m Max)

Living Room

12' 2" Max x 12' 4" Max (3.71m Max x 3.76m Max)

Kitchen

11' 7" Max x 15' 6" Max (3.53m Max x 4.72m Max)

Utility

Bathroom

Landing

Bedroom 1

12' 5" Max x 7' 7" Max (3.78m Max x 2.31m Max)

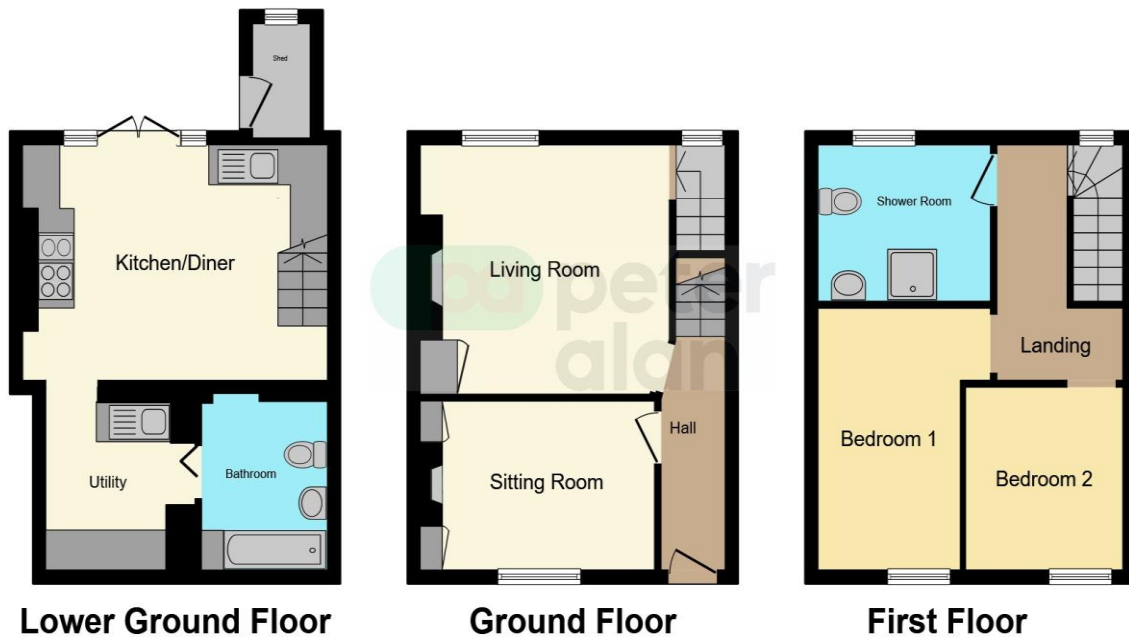
Bedroom 2

9' 5" Max x 7' 7" Max (2.87m Max x 2.31m Max)

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Floorplan



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