



## Hafod Cottages, £170,000

- Council Tax Band A
- No onward chain
- Well-presented throughout
- Kitchen with island
- Ideal first-time buy
- EPC Rating: Awaited



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## About the property

A beautiful end of terrace property in Pant, Merthyr Tydfil. Close to local amenities and transport links. This property is an excellent opportunity for first-time buyers, investors, or those looking to downsize. Presented with no onward chain.

Spacious throughout the cottage style property is well-presented throughout and boasts gardens front & back and communal parking to rear.

The house boasts two bedrooms, including a spacious double, and one bathroom. The kitchen is a standout feature, equipped with a kitchen island that enhances both functionality and aesthetic appeal. The property's ground floor houses a reception room, offering a comfortable space for relaxation and entertainment.

The location of this property is a key selling point. It is conveniently located near public transport links, local amenities, and schools. Not to mention, there are walking routes nearby for those who enjoy a stroll in the great outdoors.





## Accommodation

### Hall

### Reception Room

### Kitchen

13' 8" Max x 11' 9" Max ( 4.17m Max x 3.58m Max )

### Landing

### Bedroom 1

11' 1" Max x 11' 5" Max ( 3.38m Max x 3.48m Max )

### Bedroom 2

12' 1" Max x 7' 6" Max ( 3.68m Max x 2.29m Max )

### Bathroom

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## Floorplan



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