



## Maen Ganol, £190,000

- Council Tax Band B
- No onward chain
- Well-presented throughout
- Ideal first-time buy
- Popular location
- EPC Rating: D



3 1 1



## About the property

This charming end of terrace house is currently available for purchase with no onward chain. Maintained in good condition, the property exudes an inviting atmosphere that makes it a comfortable and appealing residence. The house offers a spacious layout which includes a single reception room, a practical kitchen, three comfortable bedrooms, and a well-appointed bathroom.

One of the standout features of this house is its location. Positioned with convenient access to public transport links, the property ensures easy commutes. For families with children, the vicinity of local schools is a significant advantage. The property is also surrounded by local amenities, adding to the convenience of everyday living. For those who enjoy outdoor activities, the walking routes nearby offer the perfect opportunity to take in the beautiful views that this location has to offer.

The house also boasts a garden, which presents a wonderful space for outdoor relaxation and entertainment. This outdoor space combined with the beautiful views enhances the overall appeal of the property, making it ideal for those who appreciate a blend of indoor and outdoor living.



## Accommodation

### Hall

### Dining Room

11' 4" Max x 9' 5" Max ( 3.45m Max x 2.87m Max )

### Kitchen

11' 3" Max x 11' Max ( 3.43m Max x 3.35m Max )

### Living Room

11' 4" Max x 14' 9" Max ( 3.45m Max x 4.50m Max )

### Landing

### Bedroom 1

11' 4" Max x 14' 9" Max ( 3.45m Max x 4.50m Max )

### Bedroom 2

11' 4" Max x 8' 6" Max ( 3.45m Max x 2.59m Max )

### Bedroom 3

11' 4" Max x 7' 7" Max ( 3.45m Max x 2.31m Max )

### Bathroom

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## Floorplan



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