



## Williams Terrace, offers over £130,000

- Council Tax Band A
- Ideal first-time buy
- Close to local amenities
- Great transport links
- Attic room
- EPC Rating: D



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## About the property

A charming terraced property in a popular location in Treharris. The property is in good condition, exuding a warm and welcoming atmosphere that would be perfect for first-time buyers or families looking for a cosy home.

The house comprises two well-proportioned bedrooms, a ground floor bathroom, a reception room, and a kitchen. The reception room is a particularly attractive feature of this property, complete with a log burner that adds a touch of rustic charm and ensures a cosy environment on chilly evenings.

The kitchen meets all the necessary requirements for modern living, providing ample space for culinary exploits.

One of the unique features of this property is the attic room, which offers additional space that can be used according to the needs of the homeowners. The property also boasts a garden, providing a peaceful outdoor space to enjoy the fresh air and relax.



## Accommodation

### Hall

### Lounge/diner

20' Max x 10' 7" Plus alcove ( 6.10m Max x 3.23m Plus alcove )

### Kitchen

11' 4" Max x 8' 4" Max ( 3.45m Max x 2.54m Max )

### Bathroom

### Landing

### Bedroom1

10' 9" Max x 14' 1" Max ( 3.28m Max x 4.29m Max )

### Bedroom2

8' 6" Max x 8' 8" Max ( 2.59m Max x 2.64m Max )

### Attic Room

9' 2" Max x 14' 4" Max ( 2.79m Max x 4.37m Max )  
Restricted head height.



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## Floorplan



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