

# Bryngwyn Road, offers in the region of £400,000

- Immaculate semi-detached family home
- Three versatile reception rooms
- Large windows, abundant natural light
- Dedicated off-street parking
- Modern, well-equipped family kitchen
- Council tax band E
- EPC band D
- EPC Rating: D









# About the property

This stunning semi-detached house offers four spacious double bedrooms, three versatile reception rooms, dedicated parking, and a beautifully maintained garden—perfect for family living in a bright, modern, and conveniently located setting.













# **Accommodation**

#### Kitchen

13' 5" x 10' 5" ( 4.09m x 3.17m )

**Living Room** 14' 1" x 12' 1" ( 4.29m x 3.68m )

#### Sitting Room

12' 1" x 13' 8" ( 3.68m x 4.17m )

### **Dining Room**

13' 5" x 10' 5" ( 4.09m x 3.17m )

#### Bedroom 1

13' 5" x 12' 1" ( 4.09m x 3.68m )

#### Bedroom 2

9' 8" x 13' 8" ( 2.95m x 4.17m )

#### Bedroom 3

9' 8" x 10' 2" ( 2.95m x 3.10m )

#### Bedroom 4

7' 9" x 7' 9" ( 2.36m x 2.36m )

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## **Floorplan**



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