



## Merthyr Dyfan Road, £190,000

- 2 DOUBLE BEDROOMS
- 2 RECEPTION ROOMS & KITCHEN/ DINER
- LARGER THAN AVERAGE REAR GARDEN
- Council Tax Band - C
- POTENTIAL TO EXTEND \*stpp\*
- EPC Rating: D



 2  1  1





## About the property

Close to local amenities; shops, parks, schools, public transport routes, link roads leading to M4 corridor. Comprising of hallway, living room, kitchen/ diner, reception room, landing, 2 double bedrooms, family bathroom, larger than average rear garden, front garden, driveway.

## Accommodation

### Entrance Hall

### Storage / Potential Cloakroom

### Living Room

12' 8" max x 11' max ( 3.86m max x 3.35m max )

### Kitchen/ Diner

19' 7" max x 7' 5" max ( 5.97m max x 2.26m max )

### Reception Room



9' 2" max x 6' 3" max ( 2.79m max x 1.91m max )

### Landing

### Bedroom One

19' 8" plus wardrobe x 9' max ( 5.99m plus wardrobe x 2.74m max )

### Bedroom Two

11' 11" max x 10' 2" max ( 3.63m max x 3.10m max )

### Bathroom

### To The Front

### Rear Garden

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## Floorplan



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