



Melyn Y Gors

£425,000

- PENCOEDTRE VILLAGE
- 5 BEDROOM DETACHED FAMILY HOME
- SOLAR PANELS
- CLOSE TO LOCAL AMENITIES AND TRANSPORT LINKS
- CUL-DE-SAC LOCATION
- COUNCIL TAX BAND - F
- EPC Rating: A



 5
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About the property

PENCOEDTRE VILLAGE - 5 BEDROOM FAMILY HOME.
Close to local amenities; popular school catchment, easy access to link roads leading to M4 corridor, public transport routes, parks, shops, supermarkets.

Accommodation

Entrance Hall

Cloakroom

Lounge

13' 5" + bay window x 12' 2" max (4.09m + bay window x 3.71m max)

Dining Room

11' 6" max x 9' 2" max (3.51m max x 2.79m max)

Kitchen/Diner

16' 9" max x 11' 6" max (5.11m max x 3.51m max)

Utility Room

8' 5" max x 5' 1" max (2.57m max x 1.55m max)



Landing

Bedroom 1

10' 9" max x 12' 1" max (3.28m max x 3.68m max)

Ensuite

Bedroom 2

11' 4" max x 10' 5" max (3.45m max x 3.17m max)

Ensuite

Bedroom 3

8' 3" max x 11' 4" max (2.51m max x 3.45m max)

Bedroom 4

16' 1" max x 6' 5" max (4.90m max x 1.96m max)

Bedroom 5

6' 4" max x 8' 7" max (1.93m max x 2.62m max)

Family Bathroom

Integral Garage

17' 3" max x 8' 5" max (5.26m max x 2.57m max)

To Front

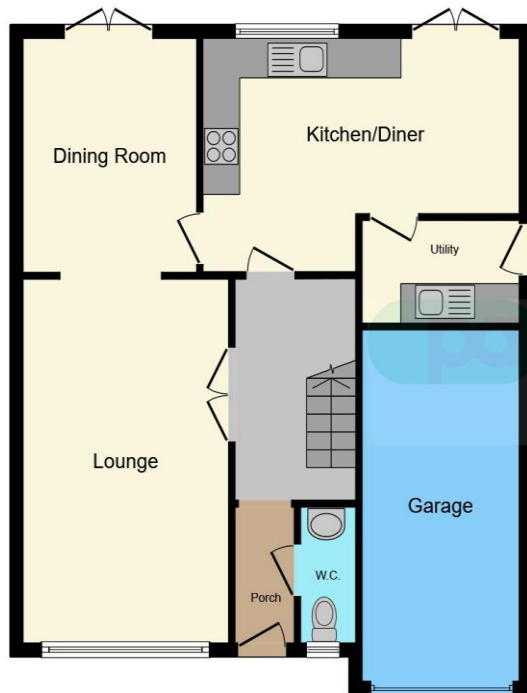
Driveway to front.

To Rear

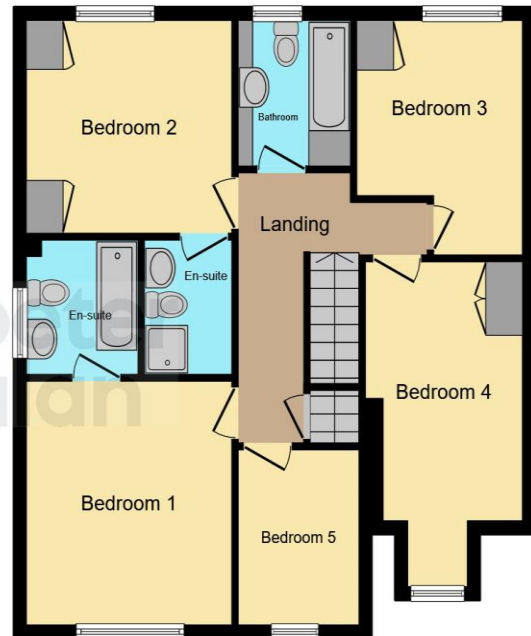
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Floorplan



Ground Floor



First Floor

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