



Lower Llansantffraid, £85,000

- NO CHAIN
- Leasehold
- Two Bedrooms
- Council Tax Band - A
- Modern
- EPC Rating: C



 2  1  1



About the property

Sold with the benefit of no on-going chain this 2 bedroom generously sized first floor flat in quiet residential area of Sarn has private front and rear gardens and stunning views across Ogmore River to the peaceful parkland beyond. The property is modern throughout and offers as a great investment opportunity or home.

The property is located in a quiet residential area of Sarn within a 5 minute drive of Junction 36 of the M4 Motorway with routes to Cardiff and Swansea, McArthur Glen Designer Outlet and Sainsburys Supermarket. Ynysawdre Swimming pool and the Ogmore Valley Cycle Trail are situated nearby.

To arrange a viewing please call us on 01656 657201 or email us at bridgend@peteralan.co.uk.



Accommodation

Entrance

Kitchen

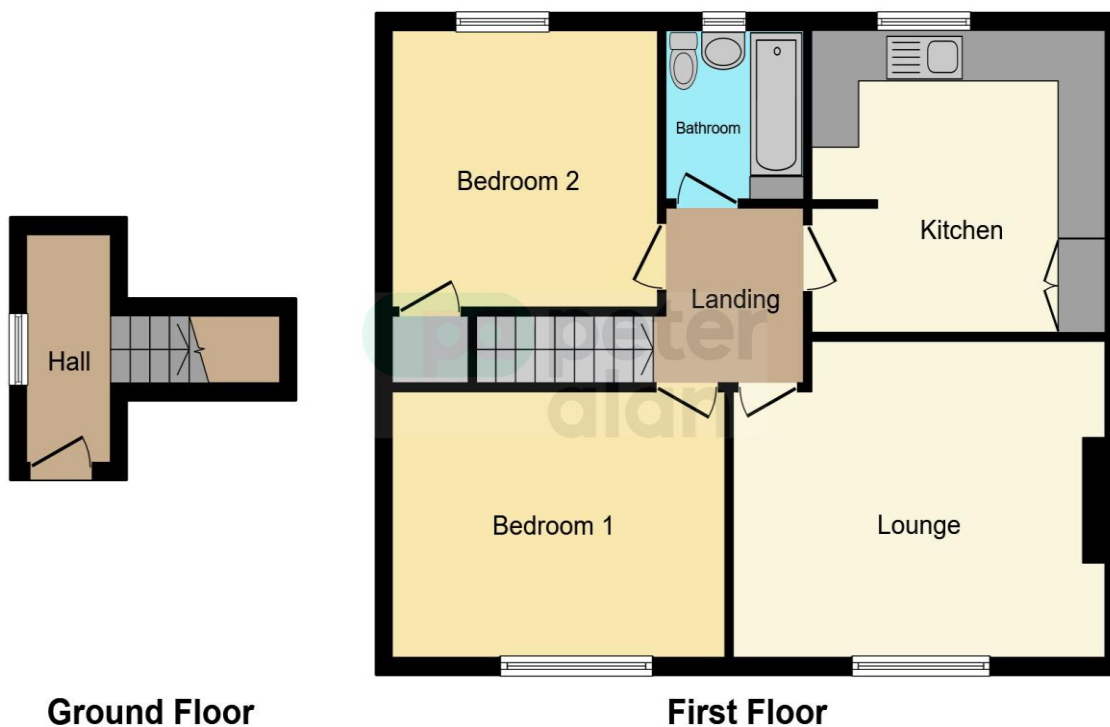
Lounge

Bedroom One

Bedroom Two

Bathroom

Floorplan



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

Important Information

Note while we endeavour to make our sales details accurate and reliable, if there is any point which is of particular interest to you, please contact the office and we will be pleased to confirm the position for you. We have not personally tested any apparatus, equipment, fixtures, fittings or services and cannot verify they are in working order or fit for their purposes. Nothing in these particulars is intended to indicate that carpets or curtains, furnishings or fittings, electrical goods (whether wired or not). Gas fires or light fittings or any other fixtures not expressly included form part of the property offered for sale. This computer generated Floorplan, if applicable, is intended as a general guide to the layout and design of the property. It is not to scale and should not be relied upon for dimensions. Tenure: We cannot confirm the tenure of the property as we have not had access to the legal documents. The buyer is advised to obtain verification from their solicitor or surveyor.

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