



18 Heol Y Plwyf, Pontypridd, CF37 3HU

£179,950

*** Superb views ** Three bedrooms ** Ideal family home ** Multi fuel burner ***

Early viewing is strongly recommended on this well presented semi detached house located in the popular village of Ynysybwl with superb views over the surrounding area and hills, a short walk to amenities, shops, school and countryside walks. Comprising of entrance hall, lounge, living room, kitchen with oven & hob, three bedrooms, refitted bathroom and separate wc.

There is a lawned front garden and rear garden with large deck, lawns and parking.

The property benefits from gas combi heating and double glazing.

Ideal family home. Highly recommended. Offered with no chain.

Entrance Hall



Panelled entrance door, double glazed window to side, radiator, laminated wood flooring, staircase to first floor.

Lounge



Double glazed window to front, radiator, coved ceiling, multi fuel burner with oak mantle.

Dining Room



Double glazed window to front, radiator, coved ceiling.

Kitchen



Fitted with a range of matching base and wall cupboards with tiled up stands, 1½ bowl stainless steel sink unit, gas hob and electric oven with extractor hood above, space for washing machine and fridge/freezer, radiator, coved ceiling, tiled floor, two double glazed windows and stable door to rear garden.

First Floor Landing

Double glazed window to rear.

Bedroom 1



Double glazed window to front, radiator, coved ceiling, airing cupboard with wall mounted gas combi boiler.

Bedroom 2



Double glazed window to front, radiator, coved ceiling.

Bedroom 3



Double glazed window to rear, radiator, coved ceiling.

Bathroom



Modern bathroom with P shaped shower bath having rainfall shower and separate hand held mixer, wash hand basin, tiled walls and floor, ceiling spotlights, chrome heated towel rail, double glazed window to rear.

Separate WC



WC, part tiled walls, tiled floor, double glazed window to side.

Outside



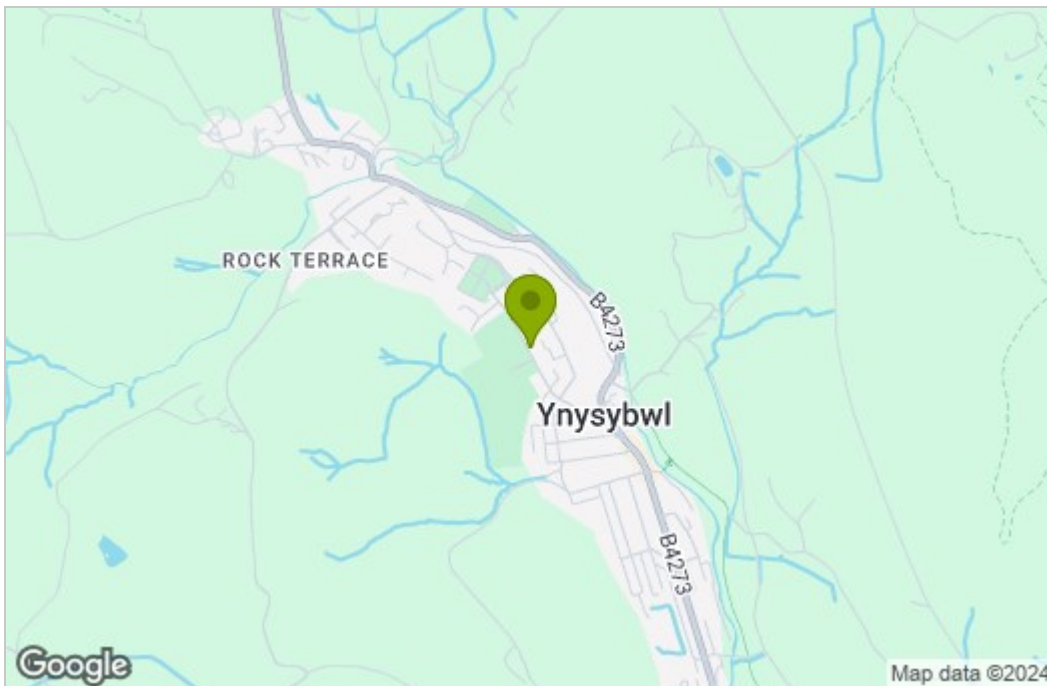
Lawned front garden with access to front door and access to rear garden.

Large, raised deck with superb views over the surrounding hills, lawned area and potential parking area with 5 bar ranch gate.

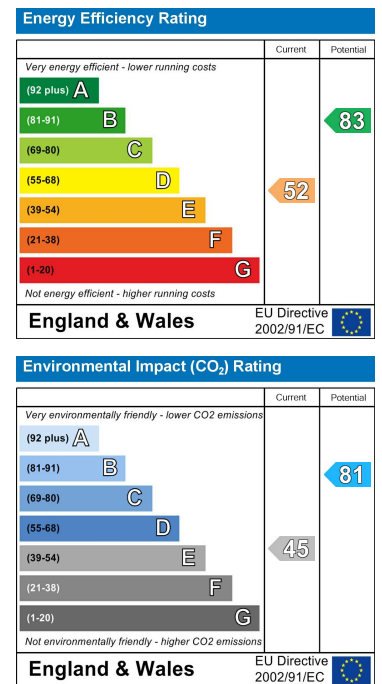
Floor Plan



Area Map



Energy Efficiency Graph



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22 Market Street, Pontypridd, CF37 2ST

Tel: 01443 404093 Email: pontypridd@hoskinsjohnson.co.uk www.hoskinsjohnson.co.uk