



98 Clydach Road, Tonypany, CF40 2DG

£85,000

360 WALK THROUGH TOUR AVAILABLE - TAKE A LOOK INSIDE NOW

**** Ideal First Time/Investor Purchase ** Three Bedrooms ** No Chain ****

An excellent opportunity for first time buyers or investors.

A mid terraced house offered with no onward chain and comprising entrance hall, lounge/diner, kitchen, bathroom and three bedrooms.

There is a terraced rear garden with storage and lane access together with double glazing and gas central heating.
Would benefit from some TLC.

Entrance Hall



Double glazed entrance door, radiator, tiled floor, coved ceiling, staircase to first floor.

Lounge/Diner 20'8" x 10'9" (6.31 x 3.28)



Double glazed window to front, two radiators, coved ceiling, laminated wood flooring.

Kitchen 10'0" x 6'847'1" (3.05 x 2.087)



Fitted base and wall cupboards with tiled splash backs, stainless steel sink unit, gas hob and electric oven, space for washing machine and fridge/freezer, radiator, double glazed window and half glazed door to rear.

Lobby

Understairs storage cupboard.

Bathroom



White three piece suite comprising panelled bath, wc, wash hand basin, radiator, coved ceiling, double glazed window to rear.

First Floor Landing



Double glazed window to rear, coved ceiling, attic access.

Bedroom 1 11'5" x 9'3" (3.49 x 2.82)



Double glazed window to front, radiator, coved ceiling.

Bedroom 2 9'3" x 9'0" (2.83 x 2.76)



Double glazed window to rear, coved ceiling, airing cupboard with gas combination boiler.

Bedroom 3 8'2" x 5'4" (2.49 x 1.64)



Double glazed window to front, radiator.

Outside

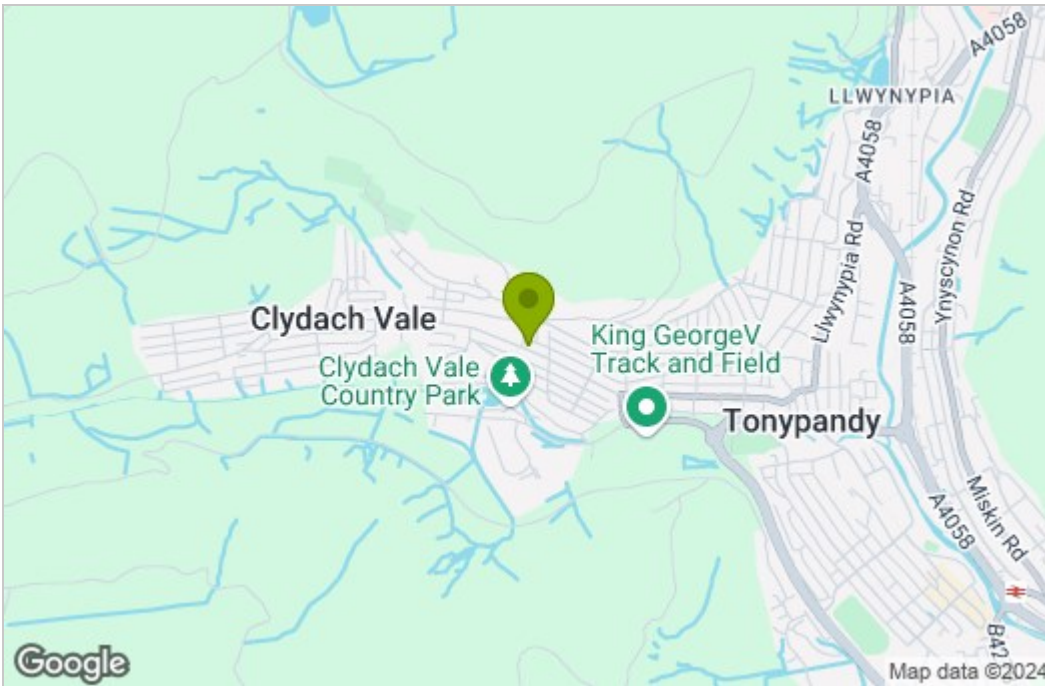


Terraced rear garden with stores and lane access.

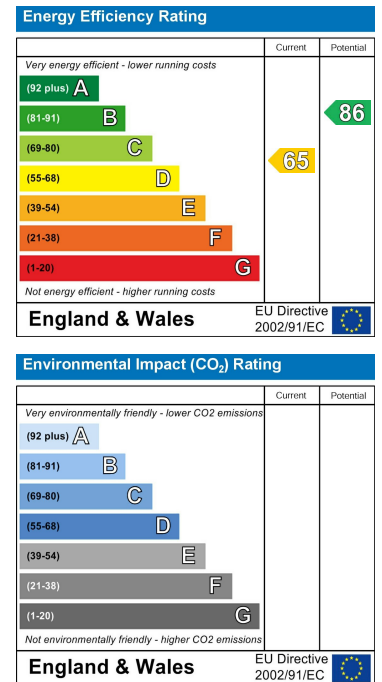
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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