



offers over **£125,000**
leasehold

**Bryn Terrace,
Brynithel NP13 2HF**

- EPC Rating: D
- Council Tax A
- Terraced
- Garage
- Rear Enclosed Garden





About The Property

Step into this charming mid-terrace property, offering three bedrooms and the convenience of no onward chain, making it an attractive option for buyers seeking a hassle-free purchase. With great potential and perfect for investment, this home presents an excellent opportunity to add value and create your dream living space.

Situated close to amenities, including shops, schools, and leisure facilities, this property caters to all your daily needs. Plus, with great road networks and transport links nearby, commuting or exploring the surrounding area is a breeze. Whether you're a first-time buyer looking to step onto the property ladder or an investor seeking a promising opportunity, this mid-terrace gem is sure to impress

We have been advised that this property is Leasehold, the lease is for a term of 999 years from 1 January 1901. The amount of ground rent payable is £1.00 per annum. Intending purchasers should make enquires with their solicitor.

Accommodation

Entrance Hall Lounge

11' 10" x 10' (3.61m x 3.05m)

Dining Room

12' 8" x 11' 5" (3.86m x 3.48m)

Kitchen

10' 3" x 9' 1" (3.12m x 2.77m)

Bathroom

6' 10" x 5' 7" (2.08m x 1.70m)

Bedroom One

15' 4" x 10' 10" (4.67m x 3.30m)

Bedroom Two

10' 10" x 9' 9" (3.30m x 2.97m)

Bedroom Three

9' 2" x 7' 1" (2.79m x 2.16m)

Wc

Exterior

To front is a paved courtyard area and to rear is a split level garden with patio to ground and lawn to top and garage with rear access

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

Property Ref:EBV100046 - 0004

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.