



CONWAY ROAD, MOCHDRE

OFFERS OVER £200,000



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Offered for sale with no onward chain, Blue Turtle Property are delighted to bring to the market this characterful three bedroom, two reception room property. With its deceptively spacious accommodation ideal for a first time buyer ready to make their own, this fantastic property needs to be viewed to be truly appreciated. In the most convenient location and set on a generous plot with front and rear gardens, as well as store rooms providing ample additional storage space, this property would be the perfect home for an array of buyers.

In brief, the light and airy accommodation affords: Entrance hallway with store room, lounge, dining room and kitchen/ breakfast room to the ground floor, with three good size bedrooms, additional store room and spacious wet room to the first floor. The property sits on a generous plot with secure front garden as well as a fantastic rear garden with two outbuildings. The property further benefits from gas central heating and double glazing throughout.

Early viewing is essential.



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Location

This fantastic property is centrally located in the popular village of Mochdre. Mochdre has a variety of amenities including shops, pub, cafe and school. With a vast amount of transport links also nearby, including access to the A55 and bus routes. Along with parks just a stones throw away, the property boasts idyllic walks from its doorstep. The neighbourhood holds a real sense of community with several events held nearby.

Tenure- Freehold

Council Tax Band- D as on voa.gov.uk





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Ground Floor

Entrance Hallway (15'9" x 6'10")

UPVC door leading in, telephone point, stairs to first floor, radiator.

Lounge (14'8" x 12'4")

Double glazed bay window to front aspect, coving to ceiling, radiator, feature fire surround with inset coal effect fire.

Dining Room (12'6" x 11'6")

Double glazed window looking out on to rear garden, feature fire surround with inset gas fire, radiator, built in storage cupboard, television point.

Kitchen/ Breakfast Room (8'11" x 8'1")

Fitted with a range of wall and base units with complimentary work surfaces over, single drainer sink with mixer tap, space for cooker, space for fridge/freezer, plumbing for washing machine, part tiled walls, double glazed window to side aspect, uPVC door accessing rear garden.

Ground Floor Storeroom

3' 11" x 3' 2" (1.32m x 0.99m)

Ideal for use as a downstairs w.c, double glazed obscure glass window to side aspect.



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Landing

Loft access, double glazed obscure glass window to side aspect.

Bedroom 1 (12'7" x 9'8")

Double glazed window to front aspect, built in wardrobe storage, radiator.

Bedroom 2 (12'5" x 9'8") -

Double glazed window looking out on to rear garden and views beyond, radiator, television point.

Bedroom 3 (11'8" x 9'1")

Double glazed bay window to side aspect, double glazed window to front aspect, radiator.

Bathroom (9'9" x 9'2")

Two piece suite comprising low level flush w.c and wall mounted wash basin, shower area, tiled walls, radiator, extractor fan, cupboard housing hot water tank with shelving, double glazed obscure glass window to rear aspect.

1st Floor Storeroom

7' 4" x 3' 1" (2.23m x 0.94m)

Ideal for dressing room/ study area, double glazed obscure glass window to side aspect.



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Outside Front

Gated access, low maintenance front garden with walled boundaries.

Side

Driveway leads to rear garden.

Rear

Patio area immediately to rear, area laid to lawn, two outbuildings with plumbing, fenced and hedged boundaries.



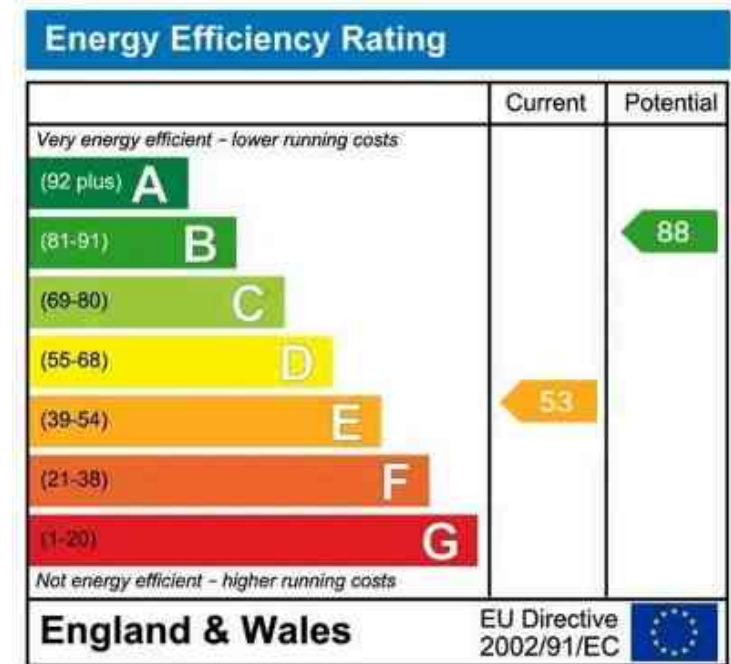


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This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any 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.Propertybox.io



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Services/ Disclaimer-

Mains water, gas, electric and drainage are believed to be available or connected at the property.

Blue Turtle Property Limited have not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. References to the Tenure of a Property are based on information supplied by the Seller. The details provided are prepared as a general guide only and should not be relied upon as a basis to enter into a legal contract. Any interested party should consult their own surveyor, solicitor or other professionals before committing themselves to any expenditure or other legal commitments.

Items shown in photographs are NOT included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation.

Contact our friendly team if you have any questions about this listing, or to book a viewing.