



## 6 West View Terrace, Pontypool, NP4 9RR

Asking price £185,000



Located in the area of West View Terrace in the World Heritage Town of Blaenavon this delightful mid-terrace house offers a perfect blend of comfort and convenience. With three bedrooms, this property is ideal for first time buyers, families or those seeking extra space. The inviting reception room provides a warm and welcoming atmosphere, perfect for relaxation or entertaining guests.

Blaenavon is known for its rich history and stunning landscapes, making it a wonderful place to call home. With local amenities and schools nearby, this property is well-suited for those looking to enjoy the tranquillity of suburban living while remaining connected to the vibrant community.

This mid-terrace house on West View Terrace presents an excellent opportunity for anyone seeking a charming residence in a picturesque setting. Don't miss the chance to make this lovely property your new home.



## MAIN DESCRIPTION

Situated within the highly sought-after Blaenavon World Heritage Site, this well-presented home enjoys a wonderful setting surrounded by beautiful countryside, pleasant scenery, and an abundance of scenic walking routes. Offering spacious accommodation, attractive outdoor space, a garage, and off-road parking, this property is ideal for families, first-time buyers, and those seeking a home in a historic and desirable location.

The accommodation begins with a welcoming entrance hall featuring stairs to the first floor and a useful understairs storage cupboard. The spacious lounge/dining room extends the full depth of the property and benefits from doors to both the front and rear elevations, allowing natural light to flow throughout the room. A charming multi-fuel burner creates a cosy focal point, making this an ideal space for relaxing or entertaining family and friends.

The fitted kitchen is equipped with a range of base and wall-mounted units complemented by work surfaces over. There is plumbing for a washing machine, space for a fridge/freezer, a gas hob, and an electric oven. A breakfast bar provides additional dining space, while a door to the rear offers convenient access to the garden.

To the first floor are three bedrooms, providing flexible accommodation for growing families, home working, or guest rooms. The shower room has been fitted with a modern suite comprising a vanity wash hand basin, low-level WC, and a double shower cubicle with a power shower.

Externally, the property boasts a fully

enclosed, low-maintenance rear garden designed for enjoyment throughout the year. A decked seating area leads onto an artificial lawn, complemented by attractive flower beds, creating a variety of spaces for outdoor dining and relaxation. A particularly noteworthy feature is the large garden shed, which offers excellent storage and potential for conversion into a summer house, home office, or hobby room, subject to any necessary consents. To the front of the property is an enclosed garden laid with decorative chippings and a patio area, providing an attractive, low-maintenance outdoor space and a pleasant setting to sit and enjoy the surroundings.

To the rear of the property is a garage with additional off-road parking directly in front, providing valuable parking and storage facilities.

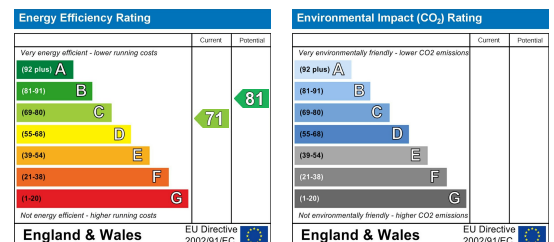
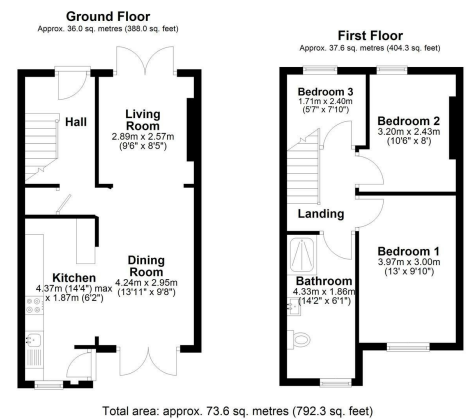
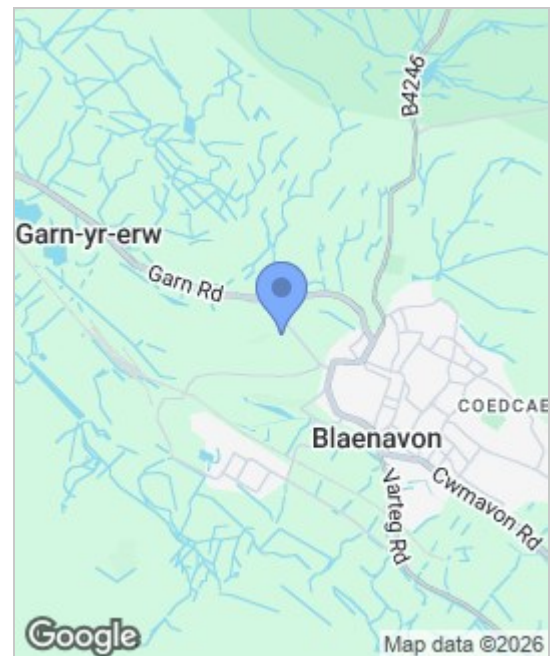
Combining spacious accommodation, excellent outdoor space, and a prime location within one of South Wales' most historic and scenic settings, this delightful home offers an opportunity not to be missed.

Early viewing is highly recommended to fully appreciate everything this property has to offer.

TENURE: FREEHOLD

COUNCIL TAX BAND: A

NB: One2One Estate Agents have been advised by the seller the details pertaining to this property. It is the buyer's responsibility to determine council tax band and tenure. We would encourage any interested parties to seek legal representation and obtain professional advice prior to purchase.



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