



St. Christophers Drive, offers in the region of £220,000

- Three Bedrooms
- Semi Detached
- Off Road Parking
- Garage
- Two Reception rooms
- Two Bathrooms
- EPC Rating: Awaited



 3  2  2



About the property

Situated in a desirable location close to a range of local amenities, reputable schools, and excellent transport links, this three-bedroom semi-detached property offers spacious and versatile accommodation, making it an ideal family home.

The ground floor comprises an entrance hall leading to a spacious living room which is open to the dining area, creating an excellent space for both everyday living and entertaining. In addition, there is a separate lounge providing further flexibility for family life. The fitted kitchen offers ample storage and workspace, while a convenient ground floor shower room with WC adds practicality to the accommodation.

To the first floor, the property boasts three well-proportioned bedrooms together with a family bathroom, providing comfortable accommodation for a growing family.

Externally, the property benefits from an enclosed rear garden, offering a safe and private outdoor space ideal for children, pets, or enjoying the warmer months. A garage provides valuable storage or secure parking options.

The property is ideally positioned within easy reach of local shops, schools, and other everyday amenities, making it particularly attractive to families and commuters alike.

Combining generous living space, practical features, and a convenient location, this semi-detached home presents an excellent opportunity for buyers seeking a comfortable and well-connected family residence.

Accommodation

Agents Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead

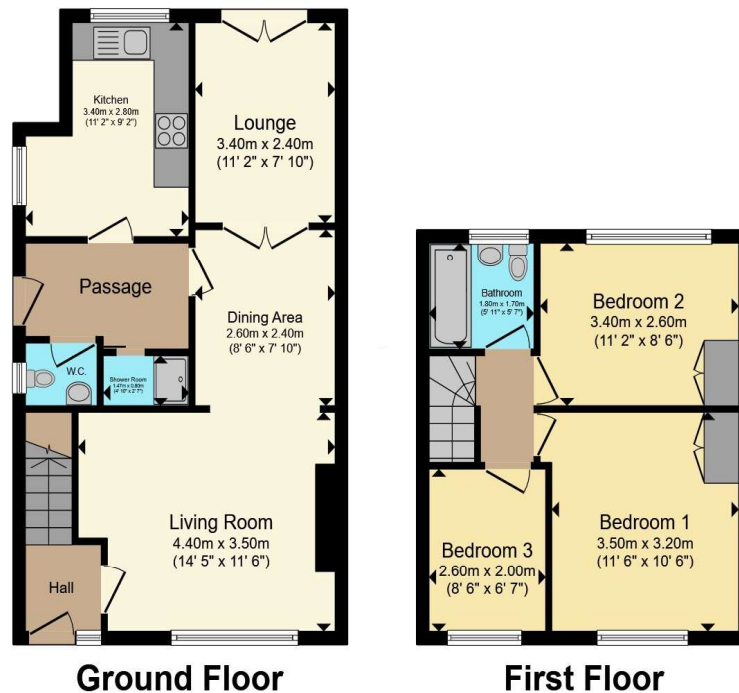


02920 867611

caerphilly@peteralan.co.uk



Floorplan



Total floor area 82.8 m² (891 sq.ft.) approx

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 orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form 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



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.

Peter Alan Limited is registered in England and Wales under company number 2073153, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05. For activities relating to regulated mortgages and non-investment insurance contracts, Peter Alan Limited is an appointed representative of Connells Limited which is authorised and regulated by the Financial Conduct Authority. Connells Limited's Financial Services Register number is 302221. Most buy-to-let

