

# HUNTERS<sup>®</sup>

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## Waun Llwyd Terrace

Nantymoel, Bridgend, CF32 7PP

£110,000



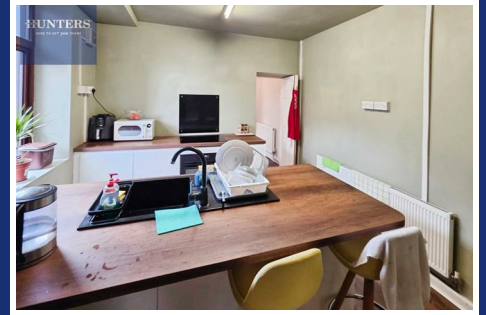
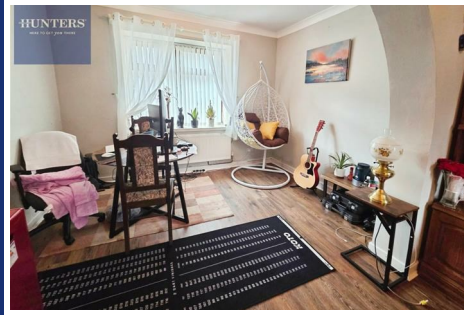
Council Tax: B



# 5 Waun Llwyd Terrace

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£110,000



## General

Nantymoel is a picturesque village situated in the valleys of Bridgend. Offering a tranquil and idyllic setting, it is the perfect location for those seeking a peaceful and close-knit community to call home.

The village is well-connected to surrounding areas through regular bus services and easy access to the M4 motorway, making commuting to nearby towns and cities a breeze. The nearby Bridgend train station also provides convenient rail connections to Cardiff, Swansea, and beyond.

Local amenities in Nantymoel cater to residents' everyday needs, with a range of shops, cafes, and supermarkets within easy reach. The village also boasts a community centre, leisure facilities, and a library, providing plenty of opportunities for residents to socialize and stay active.

Nature enthusiasts will appreciate the beauty spots surrounding Nantymoel, including the stunning Ogmore Valley Trail and the nearby Ogmore River. With breath taking views of the Welsh countryside, residents can enjoy peaceful walks, picnics, and outdoor activities in the area.

For families with children, there are several schools in and around Nantymoel, providing a range of educational options for students of all ages

## Lounge

15'00" x 11'1"

## Dining

11'3" x 8'2" (3.43m x 2.49m)

## Kitchen

12'3" x 10'0" (3.73m x 3.05m )

## Utility & wc

10'00" x 7'10" (3.05m x 2.39m)

## Lean Too

11'5" x 5'0" (3.48m x 1.52m )

## Bedroom 1

10'11" x 9'8" (3.33m x 2.95m )

## Bedroom 2

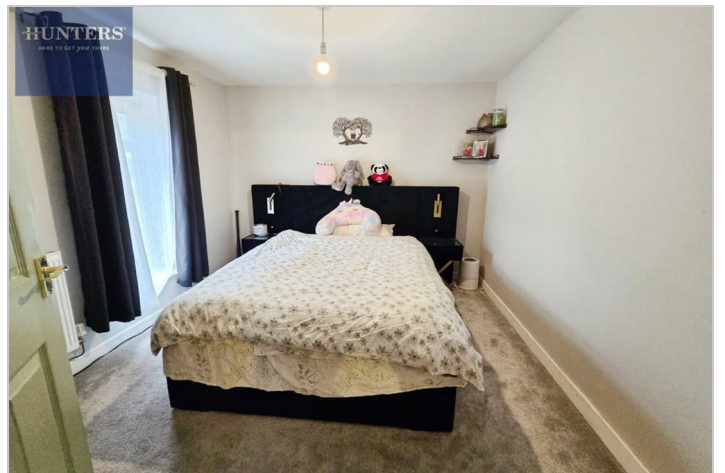
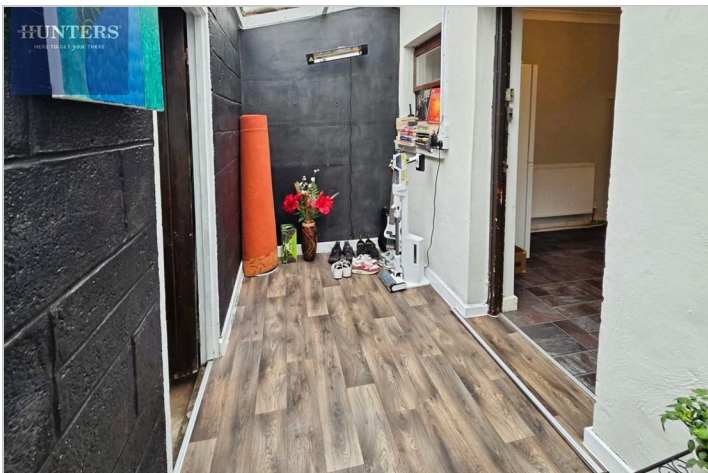
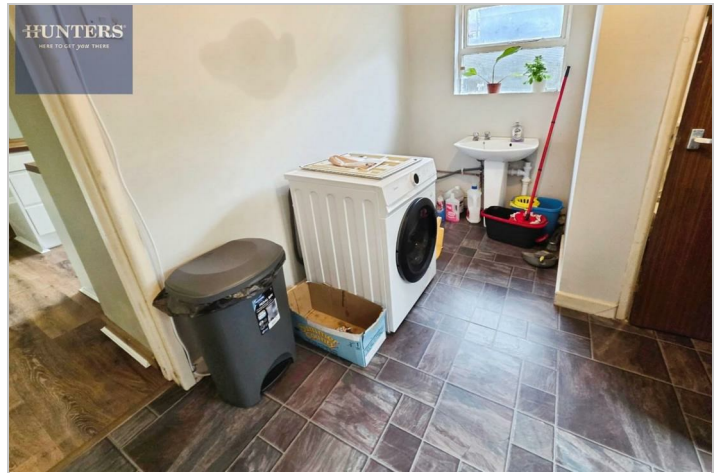
9'11" x 7'5" (3.02m x 2.26m )

## Bedroom 3

9'11" x 6'7" (3.02m x 2.01m )

## Bathroom

8'10" x 6'10" (2.69m x 2.08m )



## Road Map



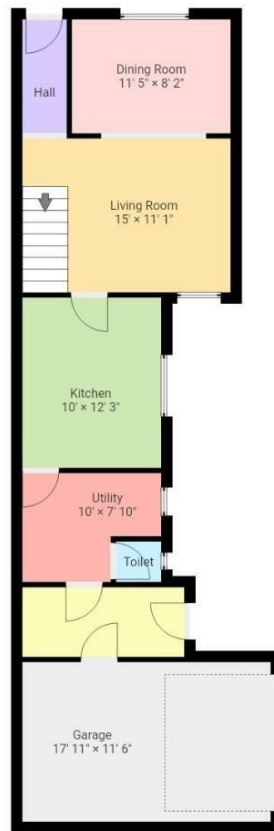
## Hybrid Map



## Terrain Map



## Floor Plan

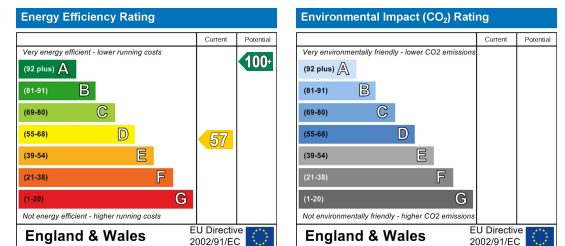


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## Viewing

Please contact our Hunters Bridgend Office on 01656 856118 if you wish to arrange a viewing appointment for this property or require further information.

## Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.