





House - Terraced (EPC Rating: C)

61 BREWERY STREET, FERNDALE, CF43 3LP

£89,999

OSBORNE ESTATES

3 1 2 C

3 Bedroom House - Terraced located in Ferndale

Osborne Estates is delighted to present this charming terraced house located on the sought-after Brewery Street in Pontygwaith. This three-bedroom property spans three storeys, Although the property does require some modernisation, this presents a wonderful opportunity for buyers to personalise the space to their taste. With its generous floor plan, the house serves as a blank canvas, allowing you to infuse your own style and preferences into every corner.

Hall
Enter via a PVCU double glazed front door into entrance area, finished with plain plastered walls, a textured ceiling with a central light fitting and fitted carpet.

Lounge
12'3" x 9'3"
Image 1
PVCU double glazed windows to the front elevation allow for plenty of natural light. The lounge is presented with plain plastered walls, a textured ceiling with a central light fittings. The room is completed with fitted carpet, a radiator and multiple power points.

Lounge.
12'3" x 9'3"
Image 2

Sitting Room
12'1" x 11'3"
Image 1
PVCU double glazed windows to the rear. The sitting room is presented with plain plastered walls, a textured ceiling with a central light fittings, and a featured electric fire creating an attractive focal point. The room is completed with fitted carpet, a radiator and multiple power points.

Sitting Room.
12'1" x 11'3"
Image 2

Kitchen/Diner (Lower Ground Floor)
15'1" x 12'1"
Image 1

Kitchen/Diner (Lower Ground Floor).
15'1" x 12'1"
Image 2

Kitchen/Diner (Lower Ground Floor)..
15'1" x 12'1"
Image 3

Bathroom
11'10" x 6'7"
Part tiled and part plain plastered decor finish, complemented by a textured ceiling with a central light fitting. The suite features a bath with over head shower, pedestal wash hand basin and a W/C. Vinyl flooring and radiator.

Landing Area
PVCU double glazed window to rear. Plain plastered decor finished to a textured ceiling with a central light fitting. Fitted carpet flooring. Doors lead to the bedrooms.

Bedroom 1
12'8" x 8'3"
Image 1
PVCU double glazed window to the rear. Textured ceiling with papered walls with a central light fitting and power points.

Bedroom 1.
12'8" x 8'3"
Image 2

Bedroom 2
12'4" x 9'7"
Image 1
PVCU double glazed window to the front. Textured ceiling with papered walls with a central light fitting. Vinyl and power points.



Bedroom 2.
12'4" x 9'7"
Image 2



Bedroom 3
9'2" x 7'2"
PVCU double glazed window to the front. Textured ceiling with papered walls with a central light fitting. Fitted carpet and power points.

Rear Garden
Image 1
Patio area with steps leading down to rear garden. Outer buildings. Rear access Open views looking over the local countryside.



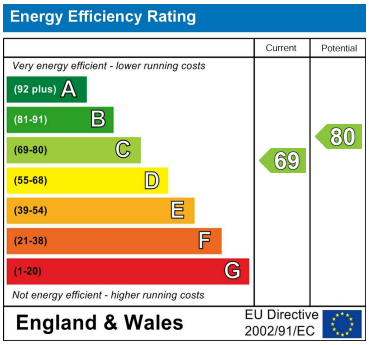
Rear Garden.
Image 2

Rear Garden..
Image 3

Council Tax Band

A

Energy Performance Graph



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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

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