



13 Penylan, Bridgend

£249,950 Freehold

TWO BEDROOM SEMI DETACHED BUNGALOW • BEAUTIFULLY PRESENTED BUNGALOW IN A QUIET CUL DE SAC IN LITCHARD
 • TWO BEDROOMS • SHOWER ROOM • GARAGE WITH REMOTE DOOR AND PERSONAL SIDE DOOR ACCESS • GARDEN
 TO FRONT AND REAR • SOLD WITH NO ONGOING CHAIN

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 ESTATE AGENTS



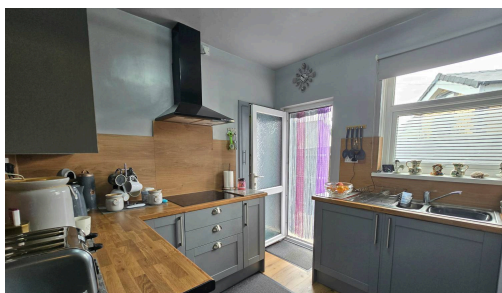
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Immaculate 2-bed semi-detached bungalow in quiet Litchard cul de sac. Modern kitchen, garage, no chain, close to amenities, schools, and transport. Ideal for downsizers or small families.

Council Tax band: C

Tenure: Freehold





ENTRANCE

Enter via main door into the entrance, featuring plain walls, textured ceiling, carpet flooring and access to the lounge.

LOUNGE

14' 11" x 10' 7" (4.55m x 3.23m)

UPVC double glazed window to front aspect, a bright and inviting living room with feature fireplace, There is ample space for a full suite of lounge furniture with plain and papered walls, textured ceiling, radiator and carpet flooring.

KITCHEN

9' 7" x 8' 7" (2.92m x 2.62m)

UPVC double glazed window and door to side aspect, Range of wall and base units with complimentary worktop, stainless steel sink with mixer tap, electric hob with electric oven and extractor hood over, integrated fridge, integrated washing machine, plain walls and laminate flooring.

BEDROOM ONE

14' 8" x 9' 8" (4.47m x 2.95m)

UPVC double glazed window, plain and papered walls, textured ceiling, laminate flooring, radiator and airing cupboard.



BEDROOM TWO

10' 5" x 9' 11" (3.17m x 3.02m)

UPVC double glazed window, plain and papered walls, textured ceiling, carpet flooring, radiator.

BATHROOM

6' 9" x 6' 0" (2.06m x 1.83m)

Main bathroom with a three piece suite tile walls, vanity unit wash hand basin, low level wc, vinyl flooring and towel radiator.

INNER HALLWAY

Inner hallway with plain walls, plain ceiling, laminate flooring, radiator and access to all rooms.

GARDEN

Garden to front with laid to lawn and wall boundary. Rear garden is private with mature shrubs and laid to patio, side gate access and personal door access to the garage.





