



Van Road, offers over £220,000

- Three Bedrooms Family home
- Mid terrace Home
- Great Location & Close to amenities
- Three reception rooms
- Great road networks and transport links
- A upstairs bathroom and downstairs shower room
- EPC Rating: D



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About the property

This three-bedroom mid-terrace home is located on Van Road, Caerphilly, in a great location close to local amenities. Offering plenty of potential, this property is ideal for first-time buyers, families, or investors looking to add value.

The ground floor features a spacious living area, providing a comfortable space to relax and entertain. The separate dining area is perfect for family meals, while the kitchen offers ample storage and worktop space, with room for modernisation.

Upstairs, there are three well-sized bedrooms, offering flexibility for a growing family, a home office, or guest rooms. The family bathroom completes the upstairs layout and has potential for updating to suit your style.

Outside, the property benefits from a private rear garden, providing a great space for outdoor enjoyment. The home is also within easy reach of shops, schools, and transport links, making it a convenient and desirable place to live.

With its excellent location and great potential, this property is a fantastic opportunity. Contact us today to arrange a viewing

Accommodation

Ground FloorLiving Room

10' 2" max x 12' 6" max (3.10m max x 3.81m max)

Lounge

10' 5" max x 12' 5" max (3.17m max x 3.78m max)

Dining Room

10' 5" max x 14' 10" max (3.17m max x 4.52m max)

Kitchen

10' 5" x 10' 2" (3.17m x 3.10m)

Utility

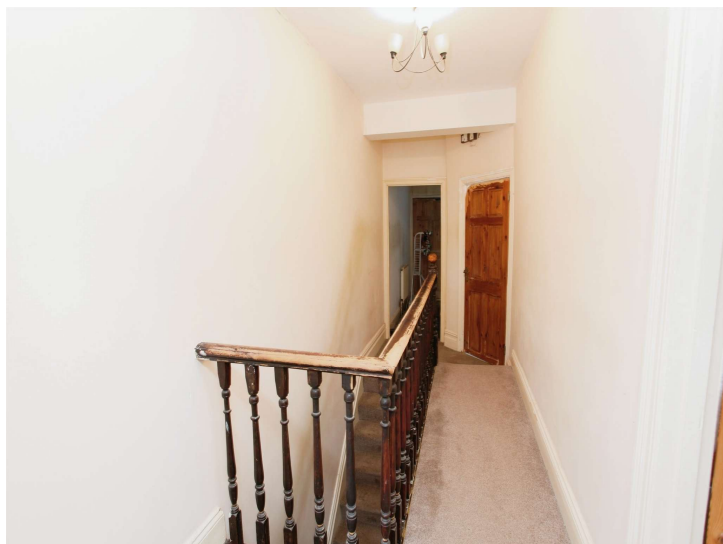
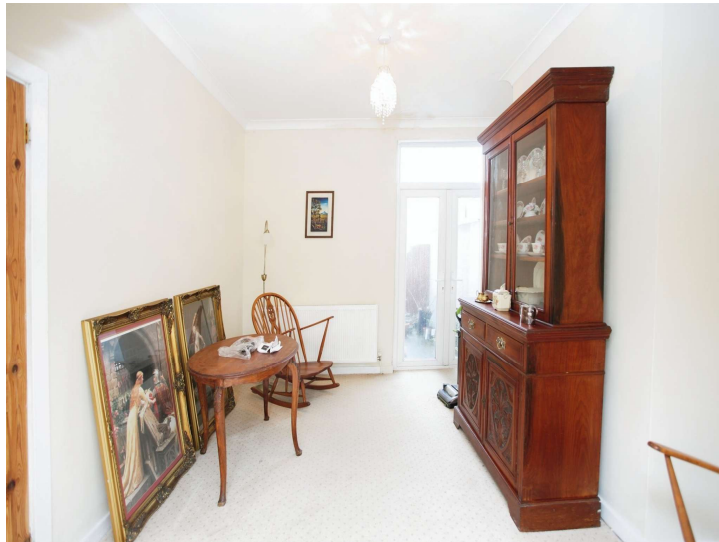
Shower Room

First Floor& Landing

Bedroom One

16' 4" max x 10' 2" max (4.98m max x 3.10m max)

Rear Enclosed Garden



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

Floorplan



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.focalagent.com

Important Information

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