



## Caerau Road offers over £90,000

- 2 Bedrooms
- No Ongoing Chain
- Close Proximity To Local Amenities
- Ideal Investment
- Great Potential
- EPC Rating: D





## About the property

Ideal investment or first-time purchase in need of renovation. A 2 bedroom property sold with no ongoing chain. This property comprises of 2 spacious bedrooms, generous lounge/ dining area and a spacious kitchen/ dining area and a 4-piece bathroom suite. The property further benefits from two large garages. The property sits within close proximity to Maesteg Town Centre with good access to local amenities. Viewing is highly recommended to see the full potential of this property. Please call Peter Alan on 01656 736136 to arrange your viewing.





## Accommodation

### Entrance Hallway

### Lounge/Diner

16' 2" x 21' 8" ( 4.93m x 6.60m )

### Kitchen/Diner

9' 10" x 16' ( 3.00m x 4.88m )

### Landing

### Bedroom One

11' 5" x 16' 4" ( 3.48m x 4.98m )

### Bedroom Two

10' 4" x 10' ( 3.15m x 3.05m )

### Bathroom

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## 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](http://www.focalagent.com)

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