



## Berry Square, £120,000

- Two bedrooms
- Ideal first time buy
- Excellent location
- Off road parking
- EPC Rating: C



2 1 1



## About the property

Peter Alan are delighted to welcome to the market this beautifully presented two bedroom home in Dowlais.

Downstairs offers a porch, good sized lounge and kitchen/dining room that is immersed with natural light.

Upstairs benefits from two good sized bedrooms and the family bathroom. This property is well proportioned throughout.

The location of this property is superb, being close to local amenities, doctors surgery and has great transport links.

There is a low maintenance garden and a driveway for approximately two vehicles.

We believe this property would be well suited to a first time buyer or buy to let investor.

A viewing of this property is highly recommended.



## Accommodation

01685 722223

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## Floorplan

### Important Information

Note while we endeavour to make our sales details accurate and reliable, if there is any point which is of particular interest to you, please contact the office and we will be pleased to confirm the position for you. We have not personally tested any apparatus, equipment, fixtures, fittings or services and cannot verify they are in working order or fit for their purposes. Nothing in these particulars is intended to indicate that carpets or curtains, furnishings or fittings, electrical goods (whether wired or not), Gas fires or light fitments or any other fixtures not expressly included form part of the property offered for sale. This computer generated Floorplan, if applicable, is intended as a general guide to the layout and design of the property. It is not to scale and should not be relied upon for dimensions. Tenure: We cannot confirm the tenure of the property as we have not had access to the legal documents. The buyer is advised to obtain verification from their solicitor or surveyor.

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