



**LUCAS | ESTATES**  
Residential Sales | Lettings | Property Management



£80,000

EPC Rating 'TBC'

18 Williams Terrace  
Treharris  
CF46 5HH

A three-bedroom terraced property in Treharris offering excellent potential for improvement. In need of updating throughout, it's ideal for investors or first-time buyers looking to create their own home. Features include an open plan lounge/diner, downstairs shower room, and flat rear garden. With scope to add value, this property presents a fantastic opportunity.



Situated in the popular residential area of Treharris, this three-bedroom terraced property on Williams Terrace presents an excellent opportunity for those looking to put their own stamp on a home. Requiring updating and renovation throughout, the property is ideally suited to investors or first-time buyers keen to create a space tailored to their own tastes and requirements.



The accommodation briefly comprises an open plan lounge/diner, offering a generous and versatile living space with plenty of potential for modernisation. To the rear, there is a kitchen area leading through to a convenient downstairs shower room. Upstairs, the property offers three bedrooms, ideal for a small family or for those needing additional room for a home office.

Externally, the property benefits from a flat rear garden, which, while currently in need of attention, offers great potential to be transformed into an enjoyable outdoor space.

With its appealing price point and scope for improvement, this property represents a fantastic opportunity to add value and create a comfortable home or rental investment. Early viewing is recommended to fully appreciate the potential on offer.



In accordance with the 1993 Misrepresentation Act the agent has not tested any apparatus, equipment, fixtures, fittings or services and so, cannot verify they are in working order, or fit for their purpose. Neither has the agent checked the legal documentation to verify the leasehold/freehold status of the property. The buyer is advised to obtain verification from their solicitor or surveyor. Also, photographs are for illustration only and may depict items which are not for sale or included in the sale of the property, All sizes are approximate.

**INDEPENDENT MORTGAGE SERVICE AVAILABLE.**

Your home is at risk of being repossessed if you do not keep up repayments on your mortgage.



## Ystrad Mynach Office

22 Penalta Road  
Ystrad Mynach  
Hengoed  
Mid Glamorgan  
CF82 7AP

## Contact Us

[www.lucasstates.net](http://www.lucasstates.net)  
[info@lucasstates.net](mailto:info@lucasstates.net)  
01443 862862

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate 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

