





# 35 HANBURY STREET

**BLACKWOOD, NP12 3XW**

**£170,000**

**FREEHOLD**

Traditional three-bedroom stone-built terrace set on a popular residential street in Glan Y Nant. Featuring an open plan lounge/diner, well-appointed kitchen with utility area, ground floor bathroom, landscaped low-maintenance garden, cellar storage and off-road parking for two cars. Conveniently located within walking distance of the train station and close to local schools—an ideal first-time buy or family home.

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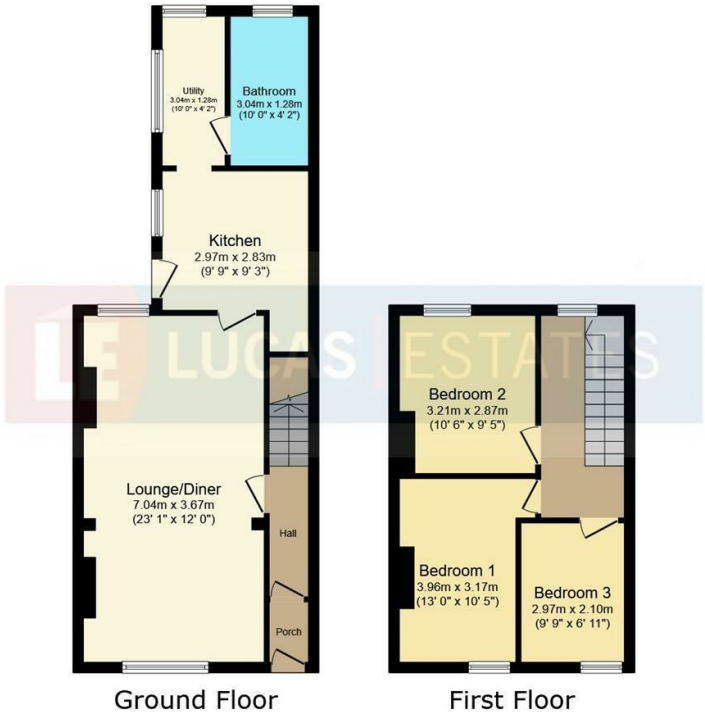
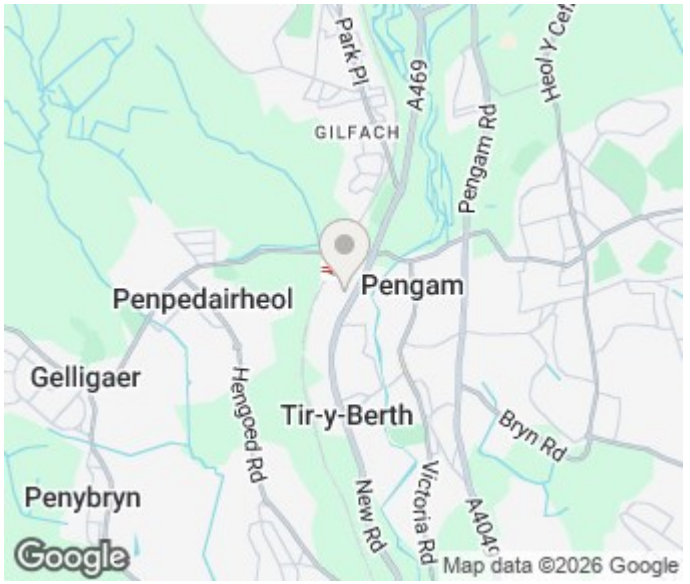
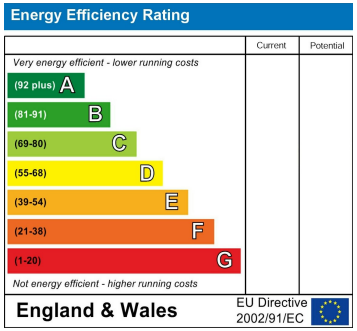



Total floor area: 82.3 sq.m. (886 sq.ft.)

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 orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any 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.Propertybox.io




## EPC Rating: Council Tax Band: B

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and 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/tenants are advised to recheck the measurements

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