



**pa peter
alan**

Brynglas, £160,000

- No onward chain
- Well-presented throughout
- Ideal first-time buy
- refurbished throughout
- EPC Rating: Awaited





About the property

Offered with no onward chain, this well-presented three-bedroom end-of-terrace house, refurbished throughout, is situated in the popular village of Pontlottyn and would make an ideal first-time purchase or family home.

The accommodation is arranged over two floors and is well presented throughout. To the ground floor, the property benefits from a welcoming living space, a fitted kitchen, and the added convenience of a ground floor W.C.

To the first floor, there are three generously sized double bedrooms along with a modern family bathroom.

Externally, the property boasts front and rear gardens, providing pleasant outdoor space for relaxation or entertaining.

Pontlottyn offers good access to local amenities, schools, and countryside walks, while excellent transport links are available, including easy access to the A465, making commuting to surrounding areas convenient.



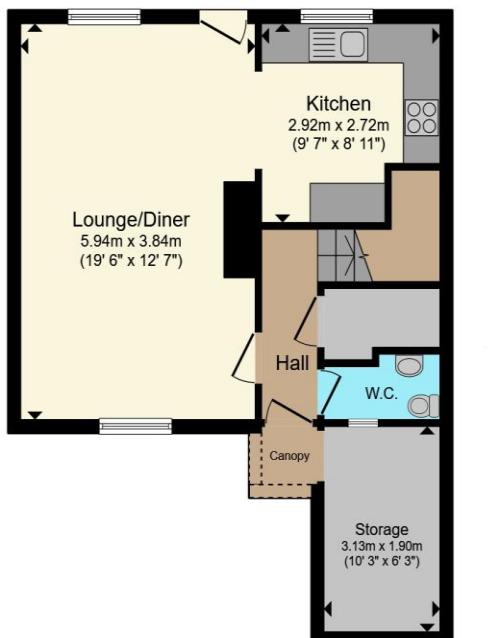
pa peter
alan

Accommodation

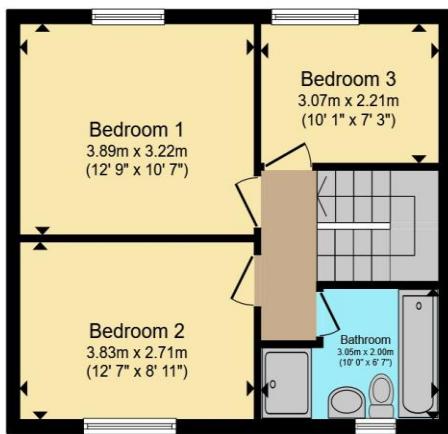
01685 722223

merthyrtydfil@peteralan.co.uk

Floorplan



Ground Floor



First Floor

Total floor area 89.9 m² (967 sq.ft.) approx

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.propertybox.io



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 fittings 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.

Peter Alan Limited is registered in England and Wales under company number 2073153, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05. For activities relating to regulated mortgages and non-investment insurance contracts, Peter Alan Limited is an appointed representative of Connells Limited which is authorised and regulated by the Financial Conduct Authority. Connells Limited's Financial Services Register number is 302221. Most buy-to-let

