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CARDIFF

VALE

CAERPHILLY

BRISTOL



Princes Avenue

CAERPHILLY



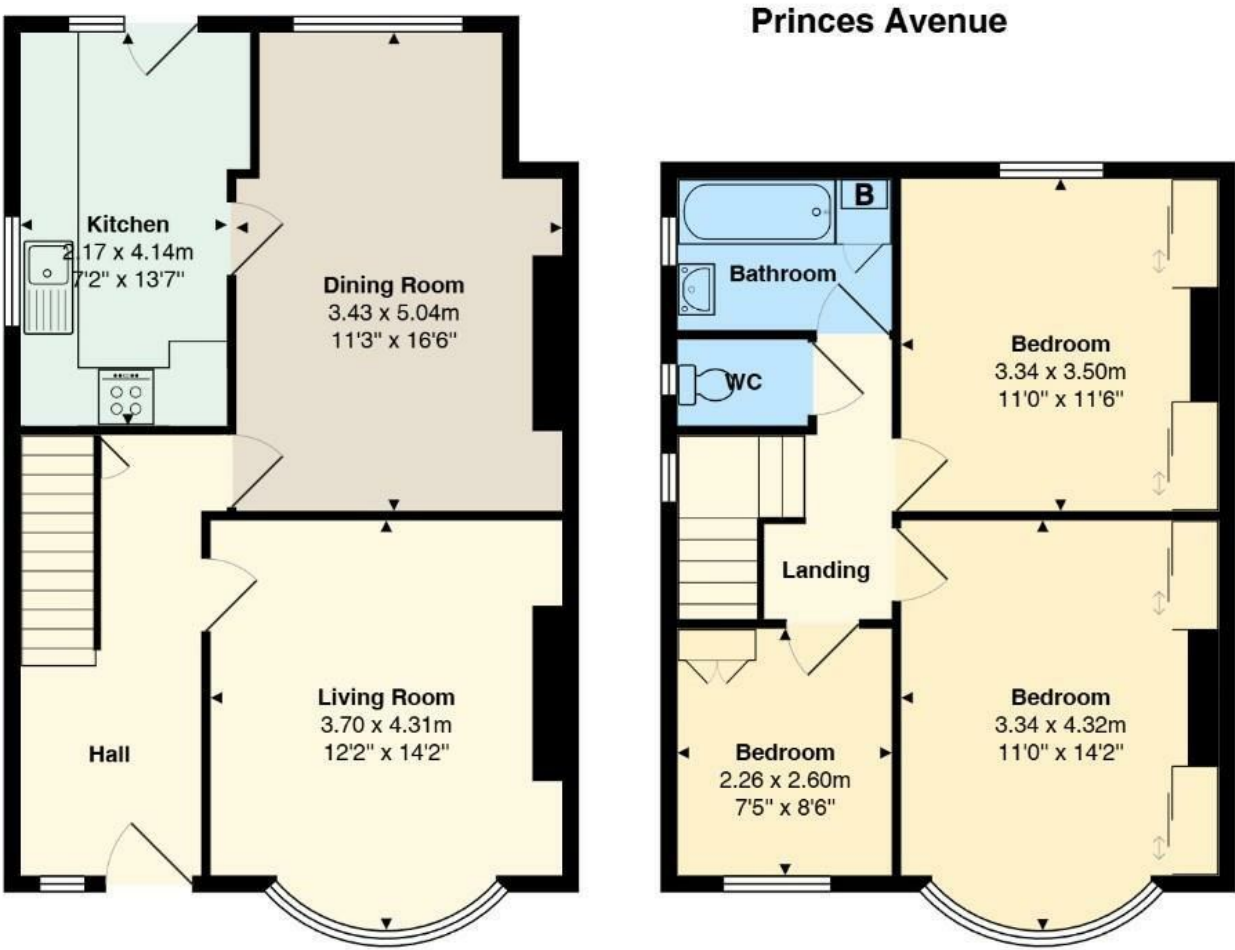
A beautifully positioned three-bedroom semi-detached home situated on the highly sought-after Princes Avenue, offering spacious accommodation of approximately 1,004 sq ft, a generous rear garden and parking for two vehicles. Ideally located within walking distance of Caerphilly town centre and train station, this attractive family home is offered for sale with no onward chain.

Comments by Abigail Bright



Property Specialist
Abigail Bright
Lettings Negotiator

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Total Area: 93.3 m² ... 1004 ft²

All measurements are approximate and for display purposes only

Overall, this is a fantastic opportunity to acquire a spacious three-bedroom semi-detached home in a highly desirable Caerphilly location. With its generous accommodation, attractive rear garden, off-road parking and excellent access to the town centre and train station, this property is ideally suited to a range of buyers. Offered with no onward chain, early viewing is highly recommended to fully appreciate everything this lovely home has to offer.

Comments by the Homeowner





Princes Avenue

Caerphilly, Caerphilly, CF83 1HS

Offers In Excess Of

£400,000



3 Bedroom(s)



1 Bathroom(s)



1004.00 sq ft



Contact our
Brinsons Caerphilly Branch
029 20867711

Nestled in the highly sought-after location of Princes Avenue, Caerphilly, this charming three-bedroom semi-detached house offers a delightful blend of comfort and convenience. Spanning an impressive 1,004 square feet, the property features a spacious reception room that provides an inviting space for relaxation and entertainment.

The home comprises three well-proportioned bedrooms, perfect for families or those seeking extra space for guests or a home office. The bathroom is conveniently located, ensuring ease of access for all residents. One of the standout features of this property is the beautiful rear garden, which offers a tranquil retreat for outdoor enjoyment, gardening, or simply unwinding after a long day.

With parking available for two vehicles, this home caters to the needs of modern living. The property is offered with no chain, making it an ideal choice for those looking to move in swiftly without the hassle of lengthy negotiations.

Moreover, the location is particularly advantageous, as it is within walking distance to Caerphilly town centre and the train station. This accessibility ensures that residents can enjoy the vibrant local amenities and excellent transport links, making commuting and daily errands a breeze.

In summary, this semi-detached house on Princes Avenue presents a wonderful opportunity for prospective buyers seeking a family home in a desirable area. With its appealing features and prime location, it is sure to attract considerable interest.



Hallway

Living room 12'1" x 14'1" (3.70 x 4.31)

Kitchen 7'1" x 13'6" (2.17 x 4.14)

Dining Room 11'3" x 16'6" (3.43 x 5.04)

Landing

Bedroom 10'11" x 14'2" (3.34 x 4.32)

Bedroom 10'11" x 11'5" (3.34 x 3.50)

Bedroom 7'4" x 8'6" (2.26 x 2.60)

Bathroom

WC

Council Tax band

D

Tenure

Freehold

These are the Schools for your Catchment Area

Welsh Medium Primary School : Y.G.G. CAERFFILI
Welsh Medium Secondary School : Y GWYNDY - YSGOL GYFUN CWM RHYMNI
English Medium Primary School : THE TWYN SCHOOL
English Medium Secondary School : ST. MARTINS COMPREHENSIVE SCHOOL





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		74
(55-68) D		
(39-54) E	51	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

