



## 32 Danygraig Street, Pontypridd, CF37 1NA

**£145,000**

360 WALK THROUGH TOUR AVAILABLE

\*\* Ideal First Time Purchase \*\* Well Presented Home \*\* Three Bedrooms \*\*

Viewing recommended on this improved mid terraced house located within minutes on Town Centre and train station and ideally placed for amenities, local shop & school.

the well presented accommodation comprises entrance lobby, lounge/diner with french doors, modern kitchen with oven & hob, three bedrooms and first floor bathroom.

There is a rear yard area and steps to a paved garden.

Offered with no chain.

## Entrance



Double glazed entrance door, laminated wood flooring.

## Lounge/Diner 20'9" x 14'3" (6.35 x 4.35)



Double glazed window to front, french doors leading to garden, two radiators, laminated wood flooring, staircase to first floor.

## Kitchen 9'1" x 8'4" (2.79 x 2.55)



Modern fitted kitchen with base and wall cupboards with tiled splash backs, stainless steel sink unit, ceramic hob and electric oven with extractor hood above, space for washing machine and fridge/freezer, radiator, tiled floor, storage cupboard, double glazed window and door to side.

## First Floor Landing



Attic access.

## Bedroom 1 12'1" x 8'5" (3.69 x 2.58)



Double glazed window to front, radiator.

## Bedroom 2 8'7" x 8'4" (2.63 x 2.56)



Double glazed window to rear, radiator.

## Bedroom 3 8'10" x 5'6" (2.71 x 1.70)



Double glazed window to front, radiator.

## Bathroom



White three piece suite comprising panelled bath with shower mixer tap, wc, wash hand basin, part tiled walls, chrome heated towel rail, airing cupboard with gas combination boiler, double glazed window to rear.

## Outside

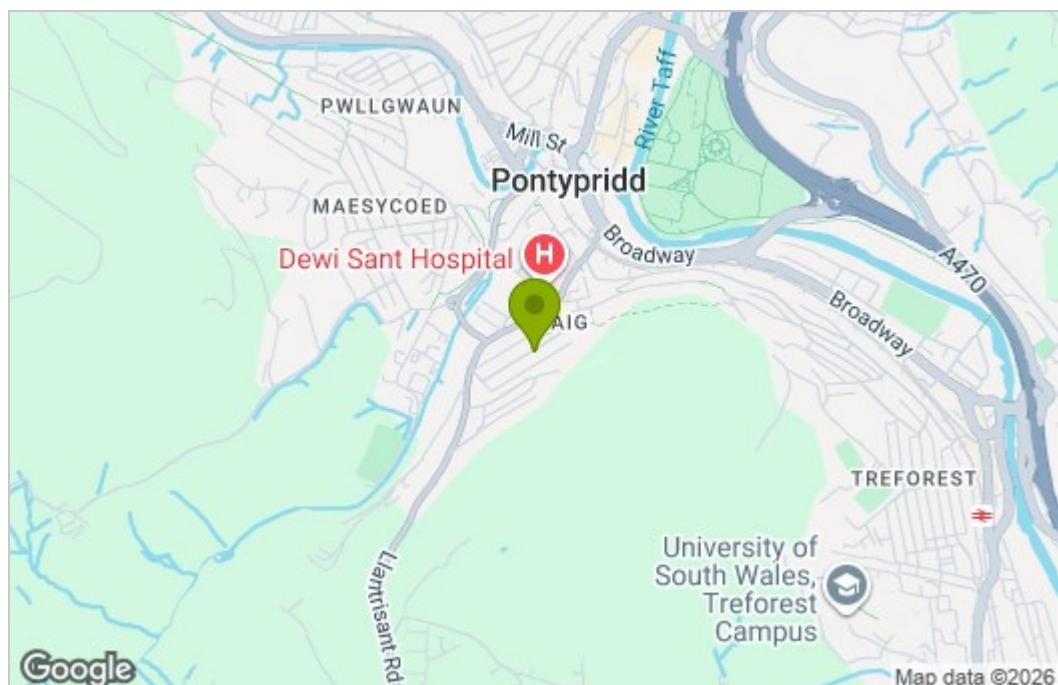


Rear yard with steps to a paved garden.

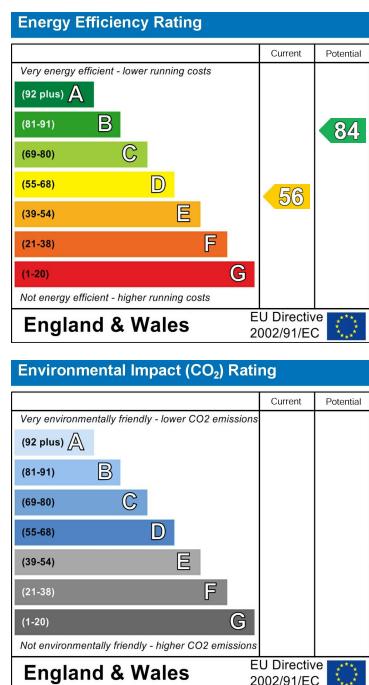
## Floor Plan



## Area Map



## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.