HUNTERS®

HERE TO GET *you* THERE



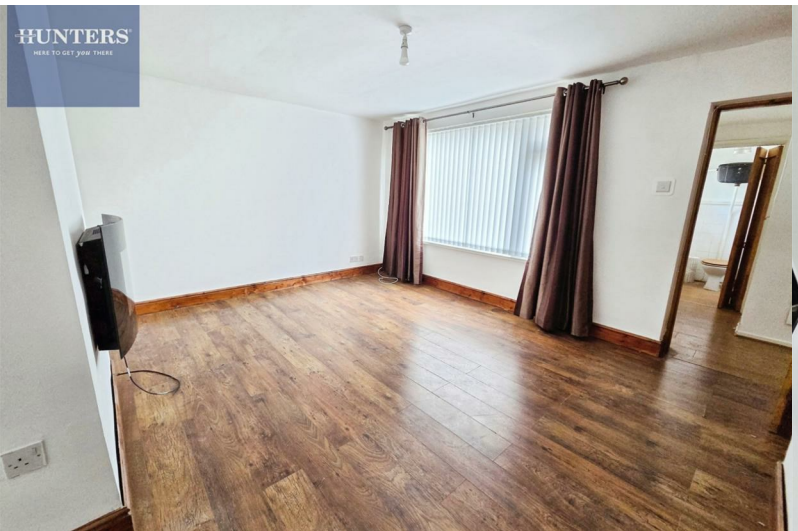
Bro Deg

Pencoed, Bridgend, CF35 6YS

Offers Over £175,000

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Council Tax: B

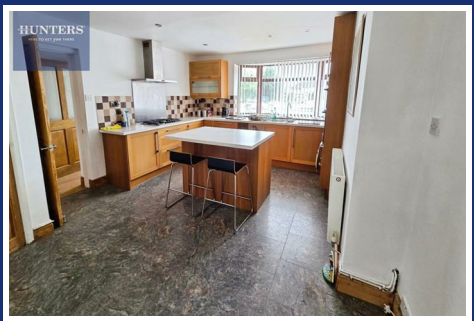
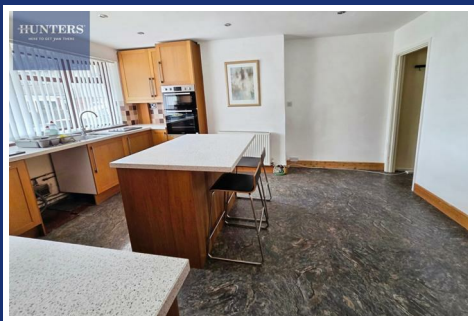
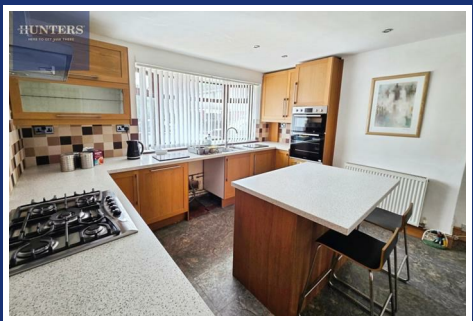




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Porch / Hallway
Porch with laminate flooring and skimmed walls and ceiling which is coved with central lighting, front door, secondary door into, central hallway, stairs to first floor, radiator, door to rear, integral door to garage.

Kitchen Dining
15'4" x 13'1" (4.67m x 3.99m)
open plan with tile effect flooring, skimmed walls and ceiling with spot lighting, selection of base and wall units in oak shaker style with granite effect worktops and tiled back splash, integral appliances to include electric oven, gas hob and extractor hood and dishwasher, under stair storage and additional built in cupboard, window to front.

Lounge
15'10" x 13'3" (4.83m x 4.04m)
with laminate flooring, skimmed walls and ceiling with central lighting, window to rear, under flooring heater.

wc
with laminate flooring, skimmed walls and ceiling with central lighting, wc and hand wash basin, radiator, window to rear.

Landing
with carpets, skimmed walls and ceiling with central lighting, window to side, doors to:

Bedroom 1
12'11" x 12'2" (3.94m x 3.71m)
Carpet, skimmed walls and ceiling with coving and spot lighting, windows to front, radiator, central light fitting, built furniture to include, wardrobes, bedside tables and drawers.

Bedroom 2
12'11" x 10'10" (3.94m x 3.30m)
Carpet, papered walls and skimmed ceiling which is coved with spot lighting, two windows to rear, radiator, central light fitting.

Bedroom 3
9'10" x 7'5" (3.00m x 2.26m)
Carpet, skimmed walls and ceiling with central lighting, window to side, radiator, airing cupboard.

Bathroom
9'8" x 5'6" (2.95m x 1.68m)
Vinyl flooring, skimmed / tiled walls, skimmed ceiling with central lighting, 4 piece white suite, sink, wc and bath, separate shower cubicle with thermostatic shower, window to side, chrome towel radiator.

Garden
Front enclosed garden with concrete driveway to garage with roller shutter front door, chippings to front of house.

small rear enclosed yard with patio slabs and raised borders, gate access to rear.


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Road Map



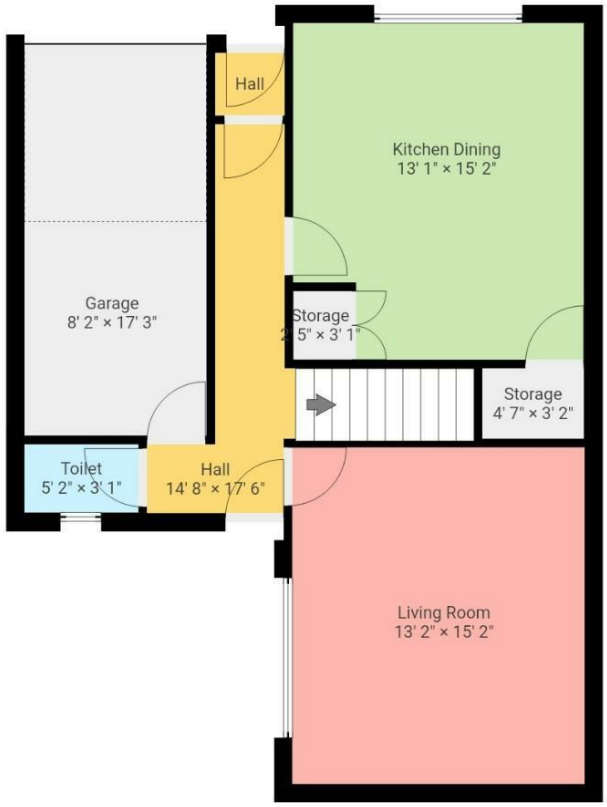
Hybrid Map



Terrain Map



Floor Plan

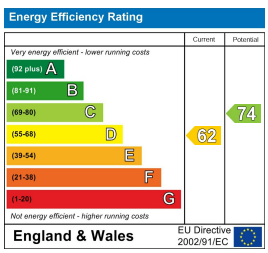


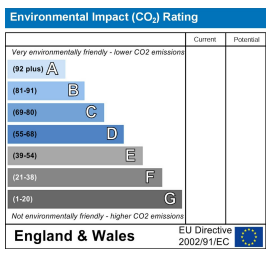
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Viewing

Please contact our Hunters Bridgend Office on 01656 856118 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph





These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.
THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

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