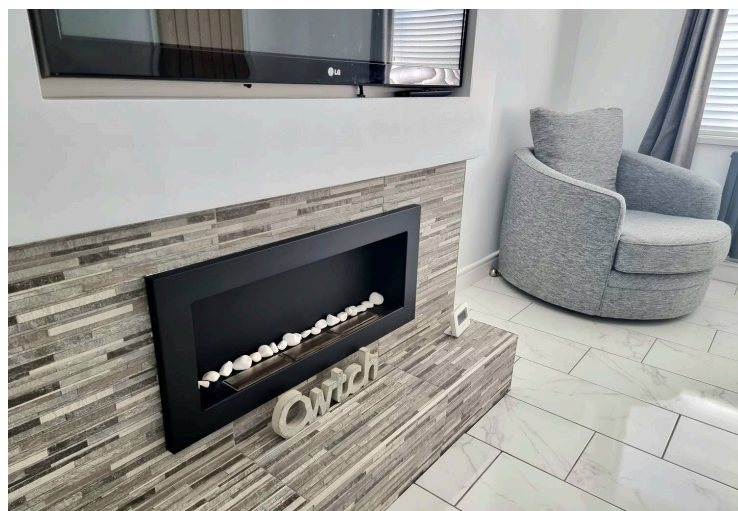




4a Heol-y-Frenhines, Bridgend

£200,000 Freehold

Semi Detached Property • Offered With No Ongoing Chain • Two Double Bedrooms, Originally a Three Bedroom Foot Print • Modernised Four Years Ago, Including Solid Oak Doors, New Flooring & Anthracite Radiators • Spacious Lounge • Modern Kitchen With Open Plan Access To Conservatory • Utility Room & Garage With Electric Door • Ample Driveway Parking To Front For Several Vehicles • Enclosed Rear Garden



Immaculate two-bed semi with spacious lounge, modern kitchen, conservatory, utility, garage, driveway, no chain. Close to shops, schools, transport. Move-in ready.

Council Tax band: B

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

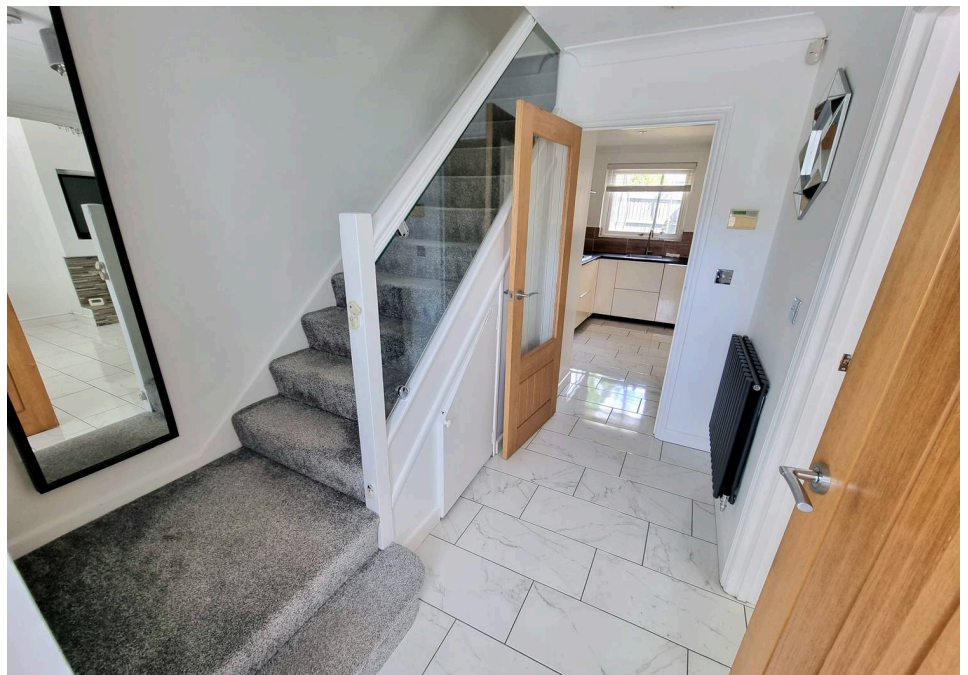
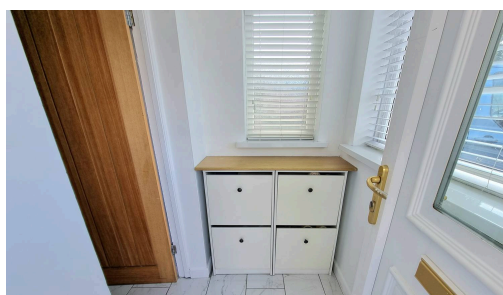


Entrance Porch

Enter via UPVC double glazed door into entrance porch, Two UPVC double glazed windows to front and side aspect, plastered ceiling, plastered walls, tiled marble effect flooring, door leading into Hallway.

Hallway

Plastered ceiling and coving, plastered walls, continuation of marble effect flooring, grey radiator, staircase with glass balustrade and fitted carpet to first floor, understairs storage, doors leading into a spacious lounge and kitchen.





Lounge

13' 1" x 10' 8" (3.99m x 3.26m)

UPVC double glazed window to front aspect, plastered ceiling with coving, plastered walls, continuation of marble effect tiled flooring, Electric fireplace with featured tiled surround and recess for a television, a spacious room to relax with family/friends.

Kitchen

18' 2" x 9' 7" (5.54m x 2.92m)

UPVC double glazed window to rear aspect, with open plan access to conservatory to rear, plastered ceiling, coving and spot lights, plastered walls, tiled splashback, continuation of tiled marble effect flooring, a range of matching wall and base units with complimentary worksurfaces, stainless steel sink with mixer tap, integrated dishwasher, electric oven and microwave, five ring gas hob and extractor hood, understairs storage cupboard, fitted cupboard housing electric consumer unit, A modern kitchen for families to enjoy. UPVC double glazed obscured door leading into Utility Room/Garage.

Utility Room

8' 8" x 8' 0" (2.63m x 2.43m)

Access via Kitchen into the Utility room, UPVC double glazed obscured door leading to rear garden, plastered ceiling with spot lights, plastered walls, vinyl flooring, double cupboard housing plumbing for washing machine, space for tumble dryer, one and a half stainless steel sink with drainer and mixer tap, door leading into front of Garage.



Conservatory

10' 9" x 8' 10" (3.28m x 2.70m)

UPVC double glazed French doors leading to enclosed rear garden, plastered walls, continuation of tiled marble effect flooring, radiator, an versatile room which can be used as a cosy room, dining room, play room or home office.

Landing

UPVC double glazed window to side aspect, plastered ceiling with coving and spot lights, plastered walls, fitted carpet, doors leading into all first floor rooms.

Bathroom

6' 2" x 6' 0" (1.88m x 1.83m)

UPVC double glazed obscured window to rear aspect, plastered ceiling with spot lights, tiled walls, vinyl flooring, three piece suite comprising low level WC, floating wash hand basin and panelled bath with glass shower screen, mixer tap and over head mains shower, chrome heated towel rail.

Bedroom One

12' 7" x 9' 5" (3.83m x 2.88m)

Two UPVC double glazed window to front aspect, plastered ceiling with coving and spot lights, plastered walls, laminate flooring, fitted wardrobes, radiator, airing cupboard.

Bedroom Two

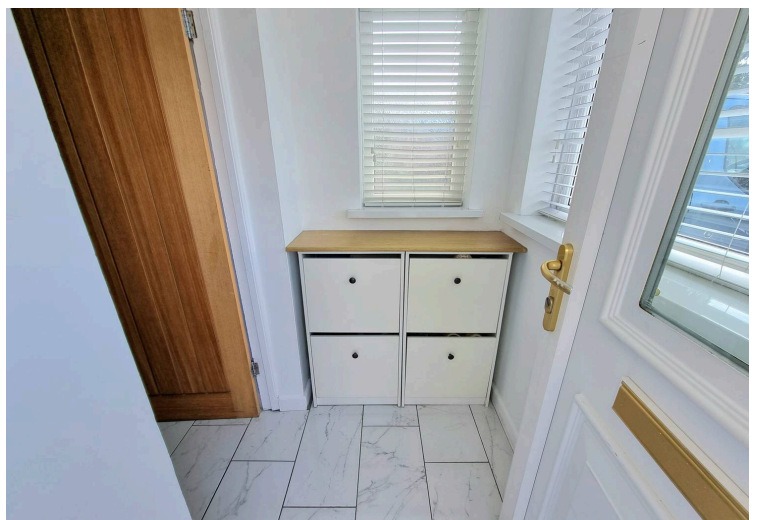
10' 5" x 9' 5" (3.18m x 2.87m)

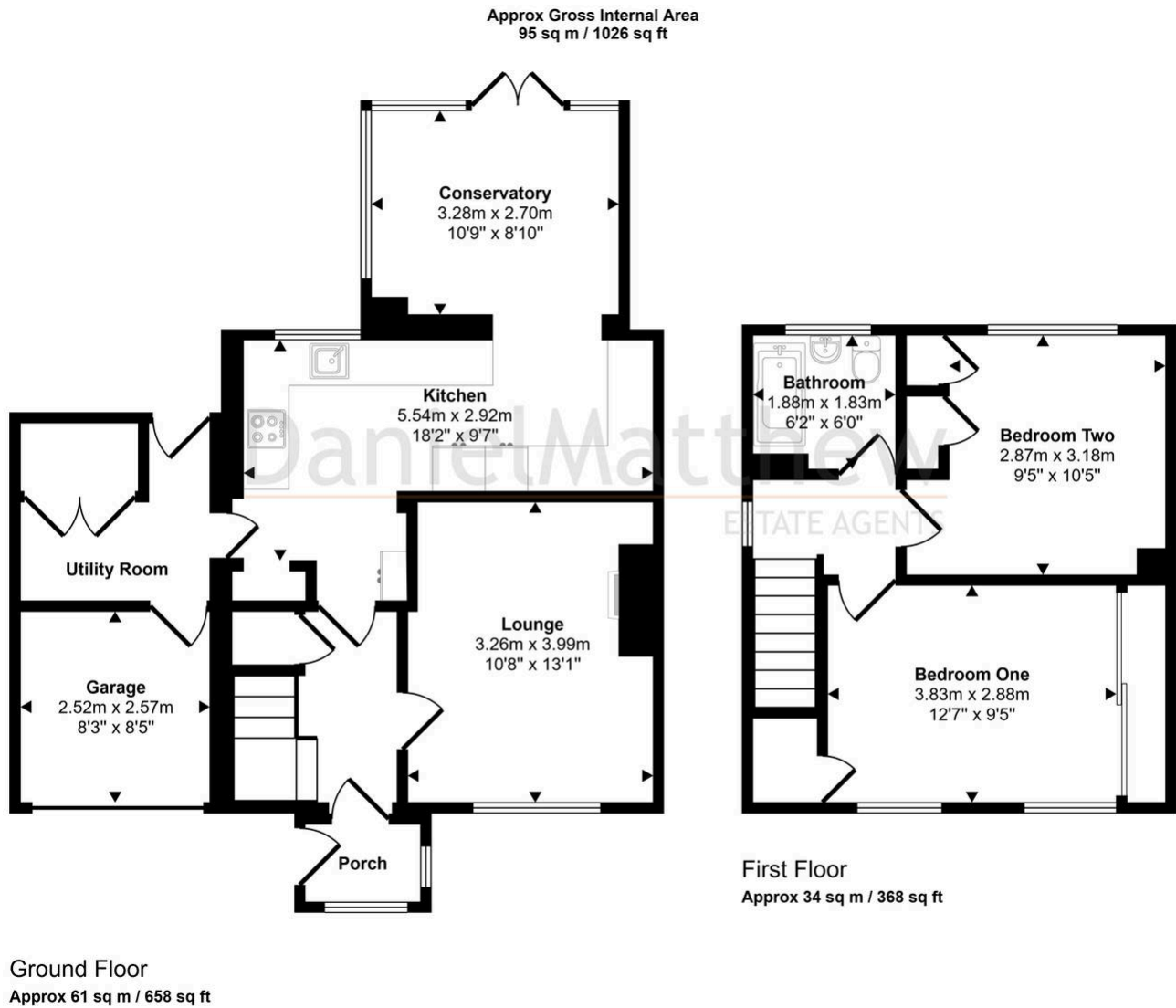
UPVC double glazed window to rear aspect, plastered ceiling, plastered walls, laminate flooring, radiator, storage cupboard housing boiler, single fitted wardrobe.

Garden

Fenced boundaries, as you enter the garden from the conservatory you have a lovely patio area leading to a raised decked area and on the left hand side artificial lawn, and bark chippings, UPVC door leading into Utility Room.







This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

You can include any text here. The text can be modified upon generating your brochure.