



## 144 Mount Pleasant Road, Ebbw Vale, NP23 6JN

### Guide price £115,000



One2one are pleased to present this three bedroom mid terrace situated in Mount Pleasant Road, Ebbw Vale, this delightful mid-terrace house offers a perfect blend of character and modern living. the property provides a comfortable home for families or individuals alike....



## MAIN DESCRIPTION

One2One Estate Agents are delighted to bring to the market this three bedroom mid-terraced property, located in a well-established and popular residential area of Ebbw Vale. The home is ideally situated close to local schools, shops, public transport, and major road links, making it a convenient choice for a range of buyers.

The accommodation comprises an entrance hallway leading into a spacious open-plan lounge and dining area, offering a bright and versatile living space ideal for relaxing or entertaining. To the rear of the ground floor is a functional kitchen with fitted units and access to the rear garden. A ground floor bathroom provides added convenience.

Upstairs, the property features three bedrooms, including a good-sized double to the rear and two single rooms at the front – suitable for children, guests, or a home office.

Outside, the rear garden is mainly laid to lawn and benefits from off-road parking. The property also includes access to a cellar, offering additional storage or potential workspace.

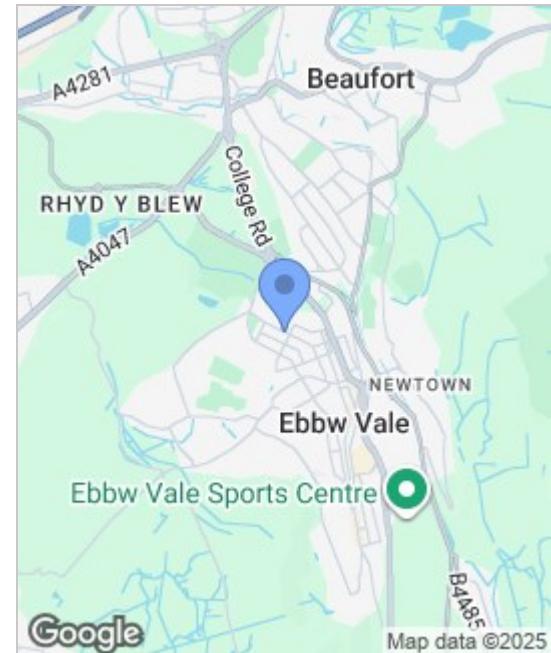
Offered to the market with no onward chain, this property presents an excellent opportunity for first-time buyers, downsizers, or investors alike.

EPC Rating: TBC

Council Tax Band: A

Tenure: Freehold

For more information or to arrange a viewing, contact One2One Estate Agents today.



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

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO <sub>2</sub> emissions			
EU Directive 2002/91/EC			
England & Wales			