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CARDIFF

VALE

CAERPHILLY

BRISTOL





Comments by Mr Ollie Vincent

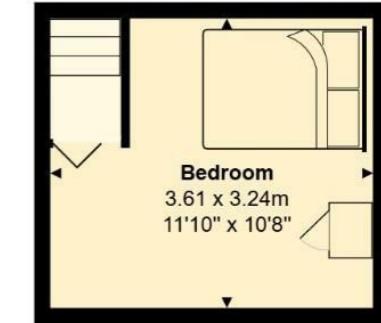
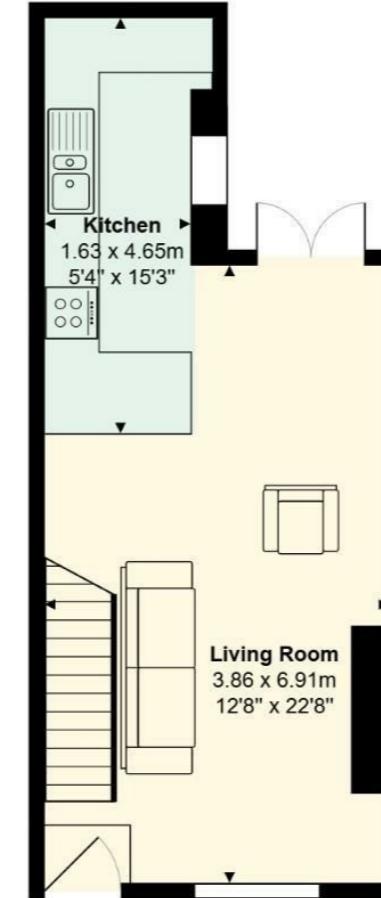


**Property Specialist**  
Mr Ollie Vincent  
Senior valuer

ollie.vincent@jeffreyross.co.uk

*This is a rare find. A character property in the desirable Machen. This property is stunning. It has been renovated to a good standard and really is ready to move straight in. with the converted loft room, its a beautiful family home. Book your viewing today as this will go quick!*

Comments by the Homeowner



**Church Street**

Total Area: 74.5 m<sup>2</sup> ... 802 ft<sup>2</sup>

All measurements are approximate and for display purposes only

# Church Street

*Machen, Caerphilly, CF83 8PJ*

Asking Price

**£200,000**



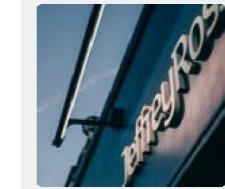
3 Bedroom(s)



1 Bathroom(s)



802.00 sq ft



Contact our  
**Brinsons Caerphilly Branch**

029 20867711



Situated in the charming village of Machen, Caerphilly, this delightful terraced house on Church Street offers a perfect blend of comfort and convenience. Spanning an inviting 802 square feet, the property features a well-proportioned open plan reception room, ideal for both relaxation and entertaining guests.

The house boasts 2 spacious bedrooms, and the loft has been converted into a third double bedroom, providing ample space for a small family or professionals seeking a peaceful retreat. The bathroom is thoughtfully designed, ensuring functionality and comfort for daily routines.

Machen is known for its picturesque surroundings and community spirit, making it an excellent choice for those looking to enjoy a tranquil lifestyle while remaining well-connected to nearby amenities. With local shops, schools, and parks within easy reach, this property is perfectly situated for both convenience and leisure.

This terraced house presents a wonderful opportunity for first-time buyers or those looking to downsize, offering a cosy home in a friendly neighbourhood. Do not miss the chance to make this charming property your own.

Council Tax = BAND C  
EPC = D  
Leasehold



Living Room 12'7" x 22'8" (3.86 x 6.91)

Kitchen 5'4" x 15'3" (1.63 x 4.65)

to the First Floor

Landing

Bedroom 9'10" x 11'4" (3.01 x 3.47)

Bedroom 7'2" x 10'11" (2.20 x 3.34)

Bedroom 11'10" x 10'7" (3.61 x 3.24)

Council Tax

BAND C

School Catchment

Welsh Medium Primary School : Y.G.G. Y CASTELL

Welsh Medium Secondary School : Y GWYNDY - YSGOL GYFUN CWM RHYMNI

English Medium Primary School : MACHEN PRIMARY

English Medium Secondary School : BEDWAS HIGH SCHOOL

Tenure

We are informed by our client that the property is Leasehold, this is to be confirmed by your legal advisor.

C A R D I F F

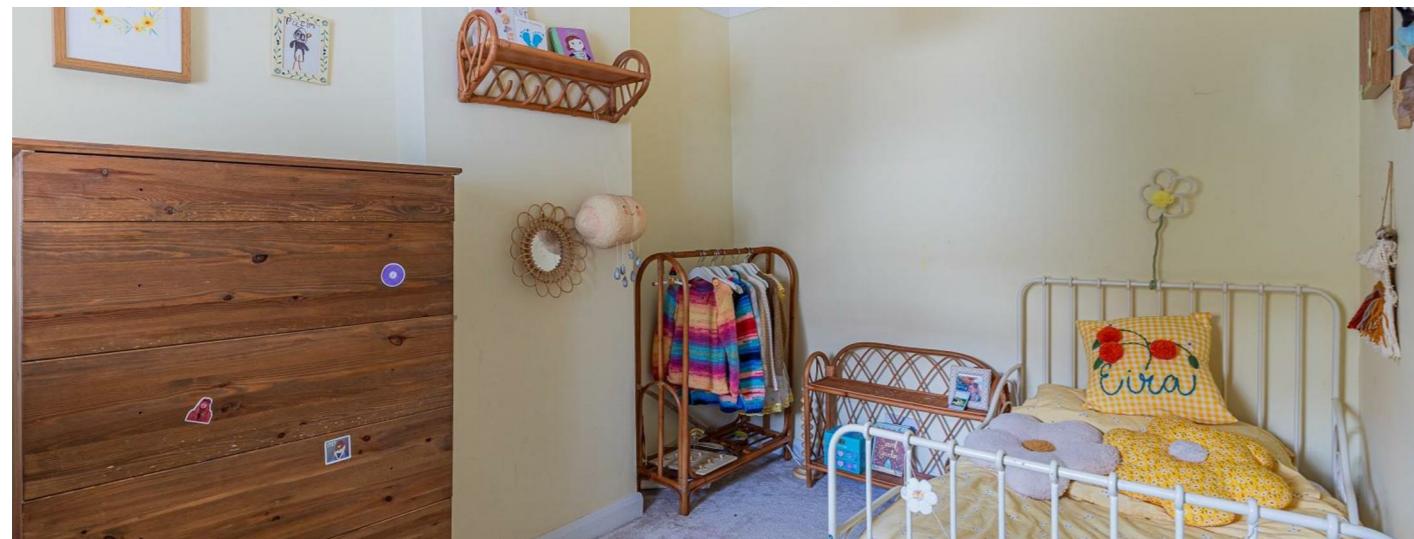
V A L E

C A E R P H I L L Y

B R I S T O L

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		85
(81-91) B		
(69-80) C		61
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

