



**Ceridwen Street, Darrenlas,
Mountain Ash, CF45 3LU**

FOR SALE
£190,000



- **BEAUTIFULLY PRESENTED HOME**
- **THREE DOUBLE BEDROOMS, PLUS ATTIC SPACE**
- **VIEWS TO THE REAR WITH VERSATILE SUMMER HOUSE**



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Property Description

Situated in the sought-after area of Darrenlas, this beautifully presented home offers an exceptional opportunity to acquire a spacious and thoughtfully improved property in an ideal family location. Offering three excellent double bedrooms, together with a versatile attic space, this impressive home combines modern living with a superb setting surrounded by beautiful countryside.

Perfectly positioned for family life, the property is within easy walking distance of the local primary school, a local shop and two nearby play parks, while the stunning surrounding mountainside provides a wealth of scenic walks right on the doorstep. Mountain Ash town centre is also within walking distance and offers a further range of amenities including shops, a GP surgery and train station.

Internally, the accommodation has been carefully maintained and beautifully presented throughout. The welcoming entrance hall leads to a bright dual-aspect lounge, where a contemporary media wall with built-in electric fire creates an attractive focal point, complemented by natural light from windows to both the front and rear elevations. The modern kitchen features cashmere gloss units with complementary wooden work surfaces and integrated appliances, providing a practical and stylish heart to the home. The ground floor is further enhanced by a superb modern bathroom suite, featuring a spa bath, separate shower enclosure with rainfall and handheld shower heads, vanity storage and quality tiled finishes. Upstairs, the three generous double bedrooms offer comfortable and flexible living accommodation, with the principal bedroom benefiting from fitted wardrobes and the additional bedrooms featuring attractive decorative touches. A versatile attic space provides further potential, complete with carpet flooring, radiator and useful eaves storage.

Externally, the property continues to impress with breathtaking views across the surrounding mountainside. The garden provides excellent outdoor space with artificial lawn areas ideal for seating and entertaining, together with a large composite summer house offering a fantastic additional space for working from home, hobbies or relaxation. Rear lane access and an outside tap add further practicality.

Combining a desirable location, generous accommodation, modern features and wonderful outdoor space, this is a fantastic family home that truly deserves to be viewed.

ENTRANCE HALL

Entered via a contemporary anthracite grey composite front door, the entrance hall is finished with smooth emulsion walls and ceiling with decorative coving. Tiled flooring provides a practical finish, while the staircase rises to the first-floor accommodation. The hall also houses the electrical meter and consumer unit and benefits from a half-glazed oak door leading through to the lounge, allowing natural light to flow through the space.



LOUNGE

6.79 m x 5.20 m

A beautifully presented dual-aspect lounge, bathed in natural light from uPVC double glazed windows to both the front and rear elevations, creating a bright and welcoming living space. Finished with smooth emulsion walls and ceiling with decorative coving, together with fitted carpet flooring, the room offers a comfortable setting for everyday family life and entertaining alike. A contemporary media wall incorporating a built-in electric fire provides an attractive focal point, adding both character and warmth to the room. Further benefits include two radiators, numerous power points and a half-glazed oak door leading through to the kitchen.



KITCHEN

3.19 m x 3.03 m

The well-appointed kitchen is fitted with a contemporary range of cashmere gloss wall and base units, complemented by wooden work surfaces that create a warm and timeless finish. Integrated appliances include a built-in oven, microwave, hob with extractor hood over, while a stainless steel sink unit completes the practical layout. The room is finished with smooth emulsion walls and ceiling with decorative coving, together with tiled flooring, and benefits from ample power points. A uPVC double glazed window to the side elevation provides natural light, while an oak door leads through to the inner hallway.

INNER HALLWAY

The inner hallway continues the tiled flooring and is finished with smooth emulsion walls and ceiling with decorative coving, maintaining the high standard of presentation found throughout the home. Oak doors provide access to a useful storage cupboard housing the combination boiler and the ground floor bathroom, while a uPVC door offers convenient access to the rear exterior.



DOWNSTAIRS BATHROOM

2.67 m x 2.49 m

Beautifully appointed, the spacious ground floor bathroom is fitted with a contemporary suite comprising a feature bath with spa jets and a tiled surround, low-level W.C., and a wash hand basin set within a vanity unit providing useful storage. A separate corner shower enclosure, fitted with a thermostatic shower featuring both rainfall and handheld shower heads, offers added convenience and a touch of luxury. The room is further enhanced by a modern wall-mounted vertical grey radiator, fully tiled walls and floor, and a smooth emulsion ceiling incorporating recessed spotlights. A frosted uPVC double glazed window to the rear elevation provides natural light whilst maintaining privacy.



LANDING

The landing is presented with smooth emulsion walls and ceiling and features a staircase with carpeted treads and exposed wooden risers, creating an attractive contemporary finish. A radiator and power point are provided, together with a useful under-stairs storage cupboard. A further staircase rises to the attic space, while oak internal doors lead to the three bedrooms, continuing the quality finish found throughout the home.



BEDROOM 1

4.31 m x 3.73 m

A well-proportioned principal bedroom enjoying an abundance of natural light from two uPVC double glazed windows to the front elevation. The room is finished with smooth emulsion walls and ceiling with decorative coving, together with comfortable carpet flooring. A radiator and power points are provided, while a range of large fitted wardrobes offer excellent storage and complete this inviting bedroom space.



BEDROOM 2

3.53 m x 3.43 m

A good-sized double bedroom featuring a feature wallpapered wall, complemented by smooth emulsion finished walls and a smooth emulsion ceiling with decorative coving. The room benefits from comfortable carpet flooring, a radiator and power points, together with a uPVC double glazed window to the rear elevation providing natural light.

BEDROOM 3

3.28 m x 3.28 m

A well-presented double bedroom featuring two panelled walls complemented by two smooth emulsion finished walls, with a smooth emulsion ceiling and decorative coving. The room benefits from comfortable carpet flooring, a radiator and power points, together with a uPVC double glazed window to the rear elevation providing natural light.

BASEMENT/UTILITY SPACE

Accessed externally, this useful basement space provides excellent additional storage and practical utility space. The room benefits from power points, lighting, a radiator and plumbing for an automatic washing machine, together with a wash hand basin. Offering ample room for storing bicycles, garden furniture and other household items, this is a versatile space adding further practicality to the home.

ATTIC SPACE

4.56 m x 4.36 m

A versatile attic space finished with smooth emulsion walls and ceiling, together with carpet flooring. The room benefits from a radiator, useful eaves storage and a Velux window to the rear elevation, allowing natural light to flood the space. This adaptable area provides excellent additional accommodation for a variety of uses, subject to individual requirements.

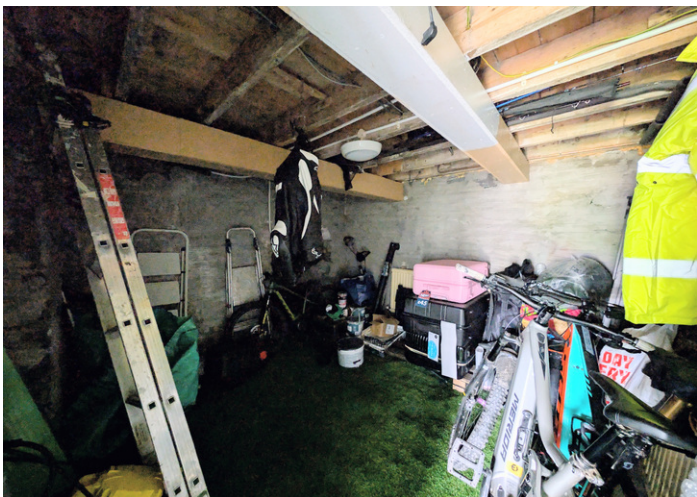
EXTERIOR

The property enjoys breathtaking views across the surrounding mountainside, creating a wonderful backdrop to the outdoor space. Steps lead down to an artificial lawn area, ideal for outdoor seating and entertaining, with a further lawn section beyond. The garden also benefits from the addition of a large composite summer house, further enhancing the versatility of this impressive outside space. Additional features include an outside tap and convenient rear lane access.

4.19 x 3.28 - The large composite summer house provides a superb additional space, perfect for a variety of uses including a home office, hobby room, entertaining area or private retreat. Finished to a high standard, it features uPVC French doors, power, laminate flooring, smooth emulsion walls and ceiling, and recessed spotlights, creating a comfortable and practical room that can be enjoyed throughout the year.







EPC

FLOORPLAN



Misdescriptions Act 1991

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