



Pencoed Avenue, £170,000

- Modern Kitchen
- Modern Bathroom
- Two Reception Rooms
- Enclosed Rear Garden with outbuilding
- Immaculately presented
- No Chain
- Highly sought after location
- Close to local amenities
- EPC Rating: D



 3  1  1

 **peter
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About the property

Situated on the sought-after Pencoed Avenue, this three-bedroom semi-detached property presents a fantastic opportunity for buyers looking to put their own stamp on a home. Offered to the market with no onward chain, the property is ideal for first-time buyers, families, or investors seeking a well-located property with great potential.

The accommodation briefly comprises an entrance hallway leading to a spacious and well-proportioned living area, providing a comfortable space for both relaxing and entertaining. The property also benefits from a fitted kitchen with ample storage and workspace, offering plenty of scope for modernisation if desired.

To the first floor are three bedrooms, all well-sized and offering flexible accommodation for family living, guest space, or a home office. The family bathroom serves the first floor and completes the internal layout.

Externally, the property benefits from off-road parking, providing convenient and secure parking to the front. The home sits within a well-established residential area and is ideally positioned close to local amenities, schools, and transport links, making it a practical choice for everyday living.



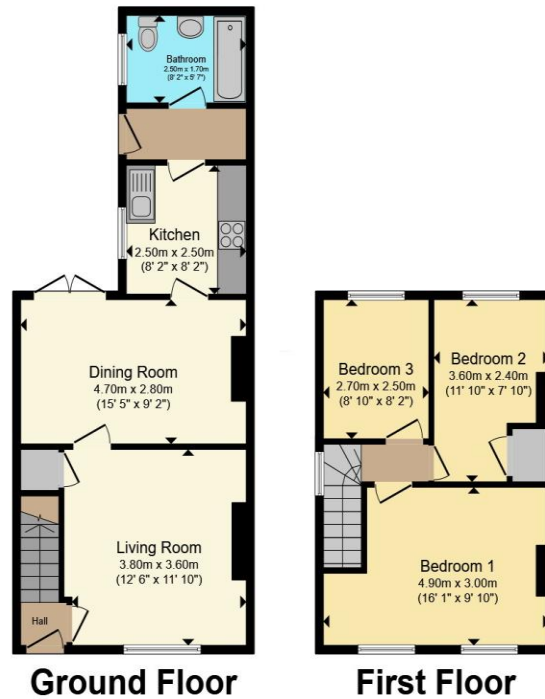
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Accommodation

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Floorplan



Total floor area 76.8 m² (826 sq.ft.) approx

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