



The Chase

£225,000

- 3 bedroom detached
- Garage and Driveway
- Conservatory to the Rear
- No ongoing chain
- Viewing highly recommended
- EPC Rating: D
- Council Tax Band: D



 3  1  1



About the property

A beautifully presented three-bedroom detached family home, ideally located in the highly sought-after area of The Chase, Brackla, Bridgend. This attractive property offers spacious and well-balanced accommodation, perfectly suited to modern family living.

The ground floor comprises a welcoming entrance hallway, a generous lounge positioned to the front of the property, and a bright, modern kitchen diner providing an excellent space for everyday living and entertaining. The kitchen diner flows seamlessly into a conservatory to the rear, creating a light-filled additional reception area with views over the garden.

To the first floor are three good-sized bedrooms along with a contemporary family bathroom finished to a high standard. Externally, the property benefits from off-road parking to the front and a spacious, well-maintained rear garden, ideal for families and outdoor enjoyment.

Situated within easy reach of local amenities, schools, and transport links, this superb home must be viewed to be fully appreciated. Viewing is highly recommended.





Accommodation

Entrance Hall

Living Room - 12' 3" x 14' 7" (3.73m x 4.45m)

Kitchen/Diner - 10' 4" x 14' 7" (3.15m x 4.45m)

Conservatory - 10' 4" x 9' 7" (3.15m x 2.92m)

First Floor

Landing

Bedroom One - 12' 6" x 8' (3.81m x 2.44m)

Bedroom Two - 11' 9" x 9' 8" plus wardrobe recess
(3.58m x 2.95m plus wardrobe recess)

Bedroom Three - 9' 9" x 6' 6" (2.97m x 1.98m)

Bathroom

01656 657201

bridgend@peteralan.co.uk



Floorplan



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io



Important Information

Note while we endeavour to make our sales details accurate and reliable, if there is any point which is of particular interest to you, please contact the office and we will be pleased to confirm the position for you. We have not personally tested any apparatus, equipment, fixtures, fittings or services and cannot verify they are in working order or fit for their purposes. Nothing in these particulars is intended to indicate that carpets or curtains, furnishings or fittings, electrical goods (whether wired or not). Gas fires or light fittings or any other fixtures not expressly included form part of the property offered for sale. This computer generated Floorplan, if applicable, is intended as a general guide to the layout and design of the property. It is not to scale and should not be relied upon for dimensions. Tenure: We cannot confirm the tenure of the property as we have not had access to the legal documents. The buyer is advised to obtain verification from their solicitor or surveyor.

Peter Alan Limited is registered in England and Wales under company number 2073153, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05. For activities relating to regulated mortgages and non-investment insurance contracts, Peter Alan Limited is an appointed representative of Connells Limited which is authorised and regulated by the Financial Conduct Authority. Connells Limited's Financial Services Register number is 302221. Most buy-to-let

