



34 Tudor Mews

Miskin, Pontyclun CF72 8SL

£975 Per Month

HARRIS & BIRT



A well-presented two-bedroom property situated in the popular area of Miskin, Pontyclun, available now. The property is offered unfurnished throughout and benefits from a generous living area downstairs, along with a well-equipped kitchen complete with a fridge freezer and washing machine.

Upstairs, the property offers two generously sized double bedrooms, providing plenty of space for furnishings and storage. Externally, the property benefits from a private garden with a grassed area and raised decking, ideal for outdoor seating and enjoying the warmer months. The property also benefits from one driveway parking space. The property has an EPC rating of C and Council Tax Band C. Available now at £975 PCM, with a deposit of £1,075.

Hallway

Carpeted entrance hallway with access to all rooms and stairs to first floor. Radiator.

Living Room

Large light and airy living room with window to front elevation. Carpet. Radiator. Under stairs storage. Double doors opening to the kitchen diner.

Kitchen/Diner

Modern fully fitted kitchen in white with space for washing machine and fridge/freezer. Brand new integral oven with gas hob and electric oven. Wall mounted gas boiler. Dining area with ample space for table and chairs. Radiator and patio doors leading to enclosed rear garden.

Upstairs Landing

Carpeted landing area with access to both bedrooms and bathroom.

Bathroom

Fitted with a three piece suite. Hand rail and radiator. Mirror above sink.

Bedroom One

Good size bedroom with window. Carpet. Radiator.

Bedroom Two

Good size bedroom with window to front. Fitted wardrobes and desk. Carpet. Radiator.

External Rear

Large wooden decking and generous grass area to the rear of the property. Side gate access to the front.

Additional Information

Please note the photos have been virtually staged for illustrative purposes.







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GROSS INTERNAL AREA
FLOOR 1 327 sq.ft. FLOOR 2 321 sq.ft.
TOTAL : 649 sq.ft.
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



HARRIS & BIRT

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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		
England & Wales	EU Directive 2002/91/EC	EU Directive 2002/91/EC

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ 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 ₂ emissions		
England & Wales	EU Directive 2002/91/EC	EU Directive 2002/91/EC

