



## Groveside Villas, Pontnewydd offers over £153,000

- Garage to the rear of the property.
- No onward chain
- Council tax band C. EPC - D.
- Good road connections and public transport links.
- Close to local primary schools and amenities.
- Highly sought after location
- Three large bedrooms.
- EPC Rating: D



 3  1  2



## About the property

Groveside Villas offers a fantastic opportunity to acquire a spacious and characterful three bedroom home. With a garage to the rear of the property, large receptions rooms and downstairs WC. The property is situated close to local shops and amenities. Offered for sale with no onward chain.





## Accommodation

### Porch

### Hallway

### Living Room

12' 9" x 11' 9" ( 3.89m x 3.58m )

### Dining Room

10' 9" x 12' 5" ( 3.28m x 3.78m )

### Kitchen

11' 1" x 11' 1" ( 3.38m x 3.38m )

### Store

11' 1" x 6' 6" ( 3.38m x 1.98m )

### Utility Room

11' 1" x 6' 10" ( 3.38m x 2.08m )

### Wc

### Bedroom One

11' 9" x 17' 4" ( 3.58m x 5.28m )

### Bedroom Two

12' 5" x 10' 9" ( 3.78m x 3.28m )

### Bedroom Three

11' 1" x 10' 2" ( 3.38m x 3.10m )

### Shower Room

6' 6" x 10' 2" ( 1.98m x 3.10m )

### Garage

### Agents Note

The sale of this property is subject to receipt of Grant of Probate. Please obtain an update from the branch with regards to the potential timeframes involved.

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## Floorplan



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