



## Gwern Catherine, offers over £235,000

- End Terrace
- Two Bedrooms
- Off Road Parking
- Downstairs WC
- Lovely Rear Garden
- EPC Rating: B



 2  1  1

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## About the property

A well presented two bedroom modern property in Capel Llanilltern which was completed in 2020/2021. The property has a downstairs cloakroom and a large open plan kitchen/lounge with french doors to a lovely rear garden and off road parking to the rear. Low maintenance and ready to move into.

## Accommodation

### Lounge/Kitchen

22' 2" x 9' ( 6.76m x 2.74m )

### Bedroom One

12' 6" x 7' 9" ( 3.81m x 2.36m )

### Bedroom Two

12' 3" x 7' 8" ( 3.73m x 2.34m )

### Bathroom

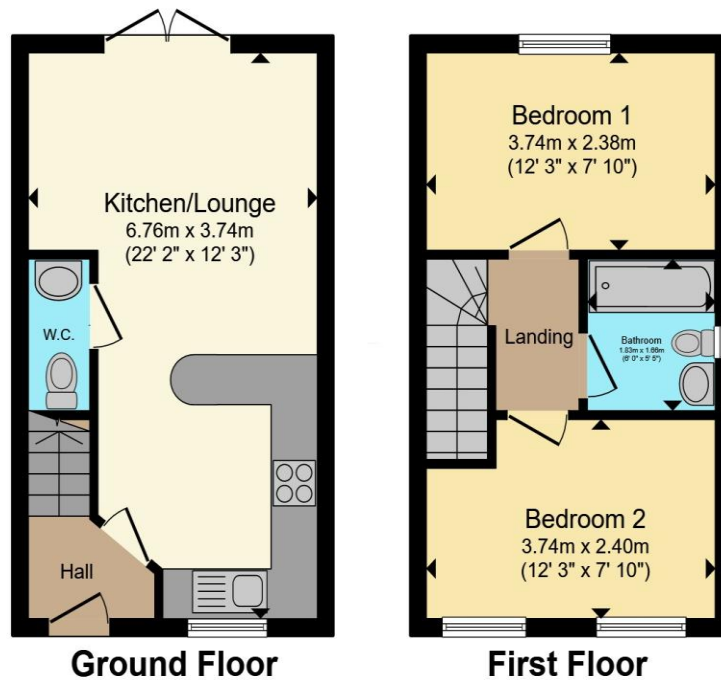
6' x 5' 7" ( 1.83m x 1.70m )



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## Floorplan



Total floor area 50.9 m<sup>2</sup> (548 sq.ft.) approx

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