



47 Lon-y-celyn | Nelson | Treharris | CF46 6HT

EXCEPTIONALLY LARGE AND LEVEL CORNER PLOT * DOUBLE GARAGE * DRIVEWAY * CONSERVATORY * LOUNGE * TWO BEDROOMS * FITTED WARDROBES * WET ROOM * PRIVATE REAR GARDEN * NO CHAIN! Extended two bedroom bungalow set on a beautiful corner plot on this popular development.

£220,000

- Large corner plot
- Double garage
- Conservatory
- No chain
- Two bedrooms



Property Description

£220,000

HALLWAY

Doors to all rooms.

LOUNGE

13' 3" x 13' 1" (4.04m x 4.01m) Spacious lounge. Sliding patio doors onto front garden. Carpeted floor. Radiator.

CONSERVATORY

12' 9" x 8' 5" (3.89m x 2.58m) Nice additional Living space to the home overlooking the side garden. Carpeted floor. Radiator. Door to driveway & kitchen.

KITCHEN

14' 0" x 8' 9" (4.28m x 2.67m) Fitted with light wood, shaker style units. Work surfaces over with inset sink & drainer. Cooker to stay. Laminate flooring. Window to get on. Radiator.

BEDROOM ONE

13' 9" x 10' 1" (4.21m x 3.08m) Double bedroom. Fitted double wardrobe and single storage cupboard. Carpeted floor. Window to rear. Radiator.

BEDROOM TWO

11' 11" x 8' 7" (3.64m x 2.64m) Double bedroom. Carpeted floor. Windows to side and rear. Radiator

SHOWER ROOM

6' 4" x 5' 4" (1.95m x 1.63m) Comprising of walk in shower, WC and vanity wash basin. Fully tiled walls and floor. Window to front. Chrome towel radiator.

TO THE OUTSIDE

TO THE FRONT & SIDE

An exceptionally sized and well kept side garden offering

brilliant potential for keen gardeners or a play area. Gates Driveway for 2-3 vehicles.

TO THE REAR

Low maintenance garden laid with patio and chippings. Door to garage.

DOUBLE GARAGE

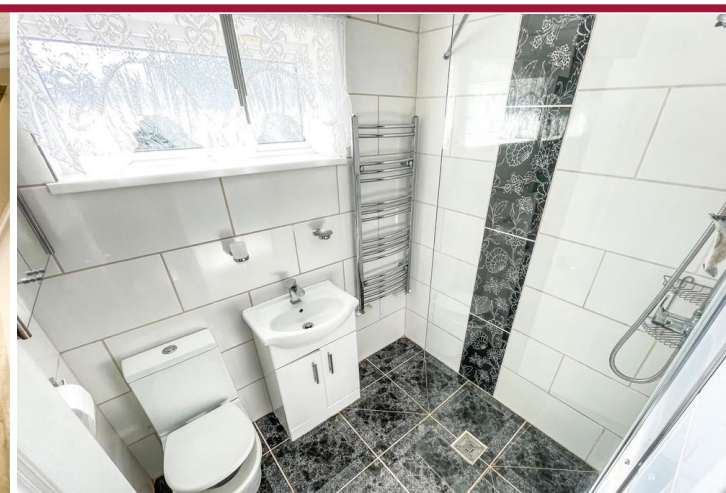
Accessed via electric roller shutter door. Door to garden. Perfect for storage or secured parking.

In accordance with the 1993 Misrepresentation Act the agent has not tested any apparatus, equipment, fixtures, fittings or services and so, cannot verify they are in working order, or fit for their purpose. Neither has the agent checked the legal documentation to verify the leasehold/freehold status of the property. The buyer is advised to obtain verification from their solicitor or surveyor. Also, photographs are for illustration only and may depict items which are not for sale or included in the

sale of the property, All sizes are approximate.

INDEPENDENT MORTGAGE SERVICE AVAILABLE.

Your home is at risk of being repossessed if you do not keep up repayments on your mortgage.





Tenure

Freehold

Council Tax Band

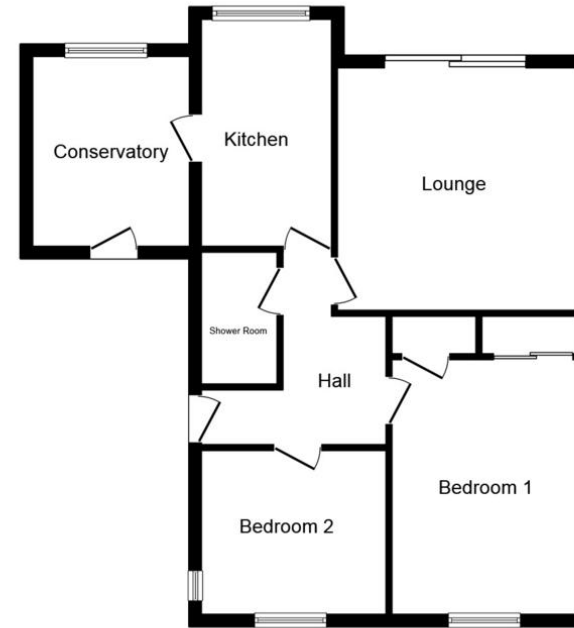
Viewing Arrangements

Strictly by appointment

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Floor Plan

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