



9 Swn Y Nant | Penpedairheol | Hengoed | CF82 8HA

A practical two-bedroom semi-detached house for sale on the popular Duffryn Park estate in Penpedairheol, offering family lounge, Kitchen, two double bedrooms, low-maintenance gardens with ample parking, a new 2024 boiler, and convenient access to local amenities, schools and transport links into Cardiff.

£160,000

- Semi-Detached
- Popular Duffryn Park Estate
- Two Double Bedrooms
- New Boiler 2024
- Driveway Parking Upto 3 Cars



Property Description

This two-bedroom semi-detached house is **for sale** in the Duffryn Park estate in Penpedairheol, Hengoed, offering practical accommodation in a residential setting popular with families and first time buyers.

The property includes a family lounge with laminate flooring, providing a functional living space that leads through to a well-planned kitchen. The kitchen features cream high gloss wall and base units, laminate work surfaces, cream tiled splashbacks, laminate wood flooring and an integrated oven and hob.

Upstairs, there are two double bedrooms. The main bedroom benefits from two windows, carpeted flooring and a built-in storage cupboard. The second bedroom is also a double with carpeted flooring. The bathroom is finished with sparkling cladded walls, half-tiled surrounds, and a shower over the bath.

Externally, the front of the property offers driveway parking for up to three cars, along with a chipping area that provides potential for additional parking. To the rear, there is an Indian sandstone seating area, further chipping areas, and a decked seating space, creating several low-maintenance outdoor zones. A large shed at the back provides useful storage. A new boiler was installed in 2024 and the property falls within Council Tax Band B.

Duffryn Park estate is situated within Penpedairheol, close to local amenities including shops and services in nearby Hengoed and within easy reach of Ystrad Mynach for a wider choice of supermarkets, leisure facilities and cafés. The area offers access to nearby schools, making it a suitable location for buyers needing education provision close by.

Public transport links are available via Hengoed railway station, which provides direct services to Cardiff. Typical journey times

into Cardiff Central are around 30–40 minutes, making this a viable option for commuting. Local bus services also operate through Penpedairheol, connecting to surrounding villages and town centres.

Overall, this two-bedroom semi-detached house for sale presents a practical layout, off-road parking, usable garden areas and convenient access to transport links and amenities within the Hengoed and wider Caerphilly area.

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.

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Tenure

Freehold

Council Tax Band

Viewing Arrangements

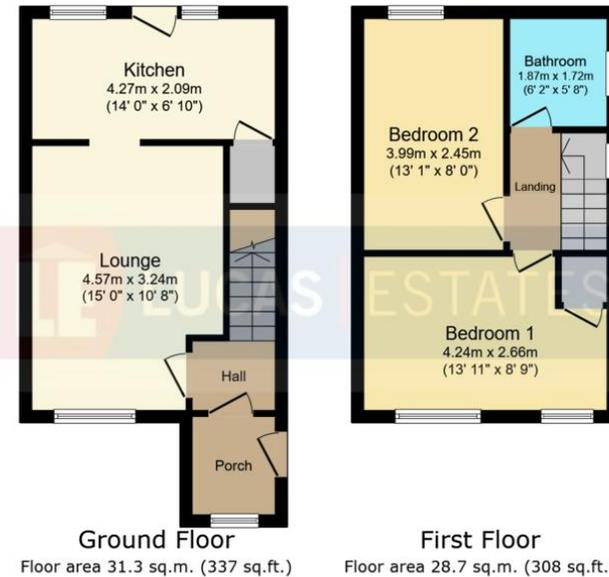
Strictly by appointment

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9 Swn Y Nant, Penpedairheol, Hengoed, CF82 8HA



Total floor area: 59.9 sq.m. (645 sq.ft.)

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



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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements