

Pontyrhyl,
Bridgend,
Bridgend County.
CF32 8EX

225,000



- Three Bedroom Semi Detached Cosy Cottage
- Newly Fitted bathroom and kitchen
- Cosy lounge with a
- Generous Corner plot with picturesque views
- Integral garage with access that can be put in from the lounge easily
- Garage with up and over door, power, light and plumbing for washing machine.
- Outstanding panoramic views
- Must to view property
- Starling wifi installed

Ref: PRA10387

Viewing Instructions: Strictly By Appointment Only



General Description

"Charming Cottage Stunning Ranging Views "This Three bedroom semi detached cottage is a tranquil retreat surrounded by nature and beauty away from the hustle of big towns and cities. This charming cottage is recently renovated with a cosy lounge with a and within the lounge the existing owners have already gone through the main lounge wall and added a support which can be easily opened up in to the garage to make a very large space to capture more of the panoramic views. Recently renovated kitchen and bathroom, brand , re-wired and cosy added to name a few of the changes. There is a cosy lounge, kitchen, bathroom inner hallway giving access to the garden and side storage area on the ground floor. To the first floor there three bedrooms and in the third bedroom there was originally plumbing for a toilet which has been removed. There is a integral garage and this plot is a very generous plot to enjoy the views. This is a must to view cottage set in the semi-rural location of Pontyrhyl.

Accommodation



Entrance Porch

Enter this charming cottage via a UPVC double glazed door, there are two UPVC double glazed windows either side of the porch, plain walls, carpet flooring and plain ceiling access in to the lounge.



Lounge (23' 6" x 10' 9") or (7.16m x 3.27m)

Cosy lounge with picturesque views from both UPVC double glazed windows, plain walls, plain ceilings with exposed beams, cosy log burner for those cwtchy nights, access to the kitchen and first floor and to the side of the burner the existing owners had plans to renovate the garage to a room and have blocked up the access but it easily assessed to enter an additional space.



Kitchen (14' 7" x 7' 9") or (4.44m x 2.36m)

UPVC double glazed window to rear and side door to the inner hallway, there a range of newly fitted units with a complimentary work surface, ceramic sink with hot water boiling tap and a impressive range cooker, tiles floor, plain walls and feature radiator and access to the renovated ground floor bathroom.



Inner Hallway

Inner hallway with protective roof has a storage area and has access to the drive.



Bathroom (8' 5" x 7' 9") or (2.56m x 2.36m)

Newly renovated bathroom with a beautiful shower with waterfall showerhead, Jacuzzi bath with side panel, low level wc and wash hand basin, side UPVC window, tiled floor, plain walls, towel radiator and plain ceilings.



Landing

Plain walls, plain ceiling, carpet flooring and access to all first floor rooms.



Bedroom One (20' 8" x 10' 9") or (6.29m x 3.27m)

Generous Bedroom with two UPVC double glazed windows looking out at the beautiful views, plain walls, carpet flooring, radiator and storage cupboards housing the boiler.



Bedroom Two (10' 0" x 8' 0") or (3.05m x 2.44m)

UPVC double glazed windows to rear aspect and side aspect, plain walls, carpet flooring, radiator and storage cupboard and attic hatch.



Bedroom Three (15' 1" x 8' 0") or (4.60m x 2.44m)

UPVC double glazed window to rear aspect, plain walls, carpet flooring and radiator.

Garage (17' 5" x 16' 1") or (5.30m x 4.90m)

Generous garage with up and over door, windows to the front and rear of the garage, power and plumbing and potential for additional room.



Garden

Generous plot with picturesque views and laid to lawn and access to the parking and overlooking these outstanding views, a lovely area and ideal place to relax.

Services

Mains electricity, mains water, mains gas, mains drainage

EPC Rating: 85

Tenure

We are informed that the tenure is Freehold

Length of lease: .

Ground Rent

Service Charge

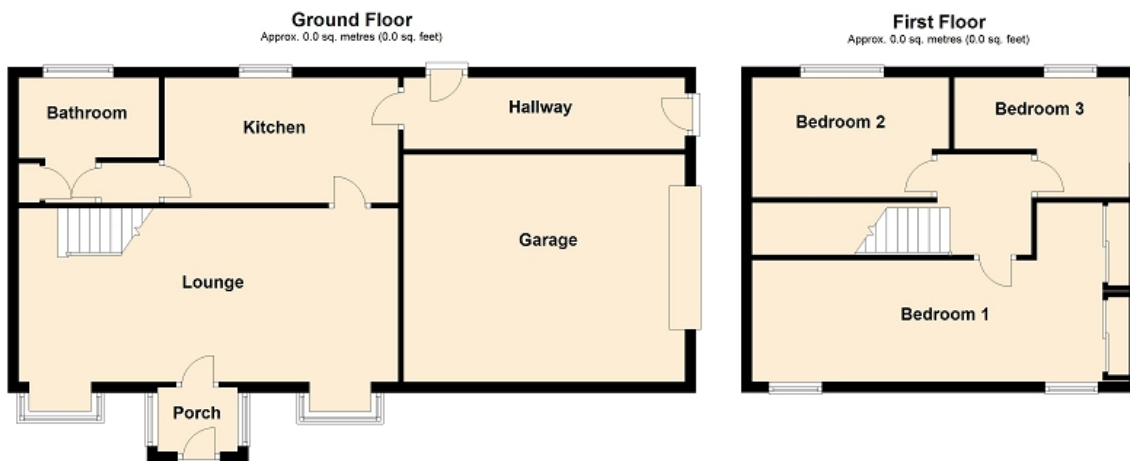
Council Tax

Band Not Specified

Deposit: NOT KNOWN







Total area: approx. 0.0 sq. metres (0.0 sq. feet)

DanielMatthew
ESTATE AGENTS

Awaiting Images

danielmatthew.co.uk

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