



Maes Dewi Pritchard, Brackla, Bridgend County.

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£107,000

* One Bedroom Ground Floor * Daniel Matthew estate agent are pleased to offer for sale this one bedroom ground floor apartment. Comprising communal hallway leading to property, enter via apartment door to hallway, lounge, kitchen, bathroom and double bedroom. Further benefits allocated parking for one vehicle, No Chain. Call our team to arrange an appointment 01656 750764.



Entrance

Enter via personal door to hallway, plain ceiling, plain walls, electric heater, carpet flooring, doors leading to all rooms.

Lounge

(14' 02" x 13' 09") or (4.32m x 4.19m)

UPVC double glazed French doors leading to outside, plain ceiling, plain walls, carpet flooring, electric heaters, opening to kitchen.

Kitchen

(9' 02" x 8' 08") or (2.79m x 2.64m)

UPVC double glazed window to front aspect. Matching wall and base units, plumbing for washing machine, space for fridge/freezer, stainless steel sink/drainer, integrated hob and oven.

Bedroom One

(12' 04" x 10' 08") or (3.76m x 3.25m)

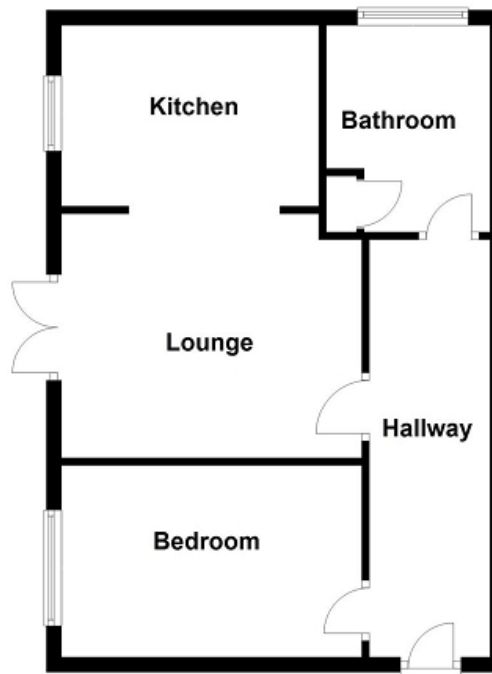
UPVC double glazed window to front aspect, plain ceiling, plain walls, carpet flooring, electric heater.

Bathroom

UPVC double glazed obscured window to side aspect, plain ceiling, plain walls with tiled splashback, low level WC, pedestal wash hand basin, panelled bath with shower over, storage cupboard.



Ground Floor



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.