

Plot 51 Morgans Walk  
Bridgend Road  
Llanharan  
Rhondda Cynon Taff  
CF72 9RP

£384,995



- Four Bedroom Detached
- Two Reception Rooms
- Kitchen/Diner
- Cloakroom
- Ensuite
- Garage
- Part Exchange Available
- Flooring Included
- Call For More Details

**Ref: PRA10370**

Viewing Instructions: Strictly By Appointment Only

## General Description

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PART EXCHANGE WELCOME - This lovely new home wraps up contemporary living in a traditional design. It's double-fronted and has a separate living room and dining room, leaving the kitchen/breakfast room to deliver the modern open-plan twist that we all love. The Whiteleaf is a home for all seasons ? a cosy living room for the winter, and French doors from the kitchen to the garden for the summer. Call our team for more details 01656 750764.

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## Accommodation

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### Entrance

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Lounge (11' 0" x 15' 6") or (3.36m x 4.73m)

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Dining Room (9' 11" x 9' 9") or (3.01m x 2.97m)

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Kitchen/ Diner (19' 8" x 10' 6") or (5.99m x 3.19m)

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### Utility Area

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### Cloakroom/w.c

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### Landing

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Master Bedroom (12' 0" x 13' 0") or (3.66m x 3.95m)

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### En Suite

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Bedroom Two (8' 9" x 10' 9") or (2.66m x 3.28m)

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Bedroom Three (9' 3" x 9' 9") or (2.82m x 2.97m)

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Bedroom Four (11' 11" x 7' 5") or (3.62m x 2.25m)

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### Bathroom

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### Garage

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### Services

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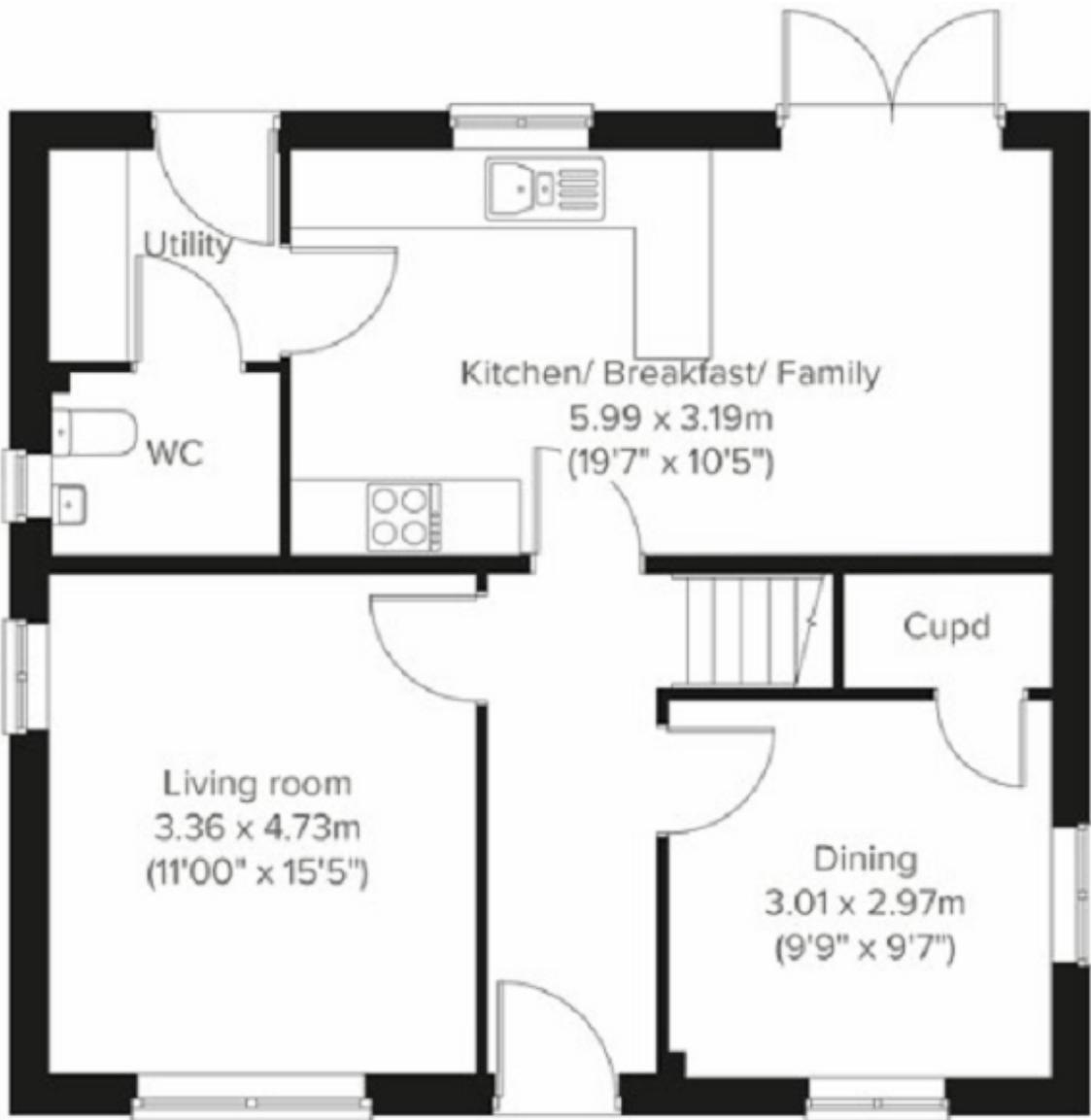
Mains electricity, mains water, mains gas, mains drainage

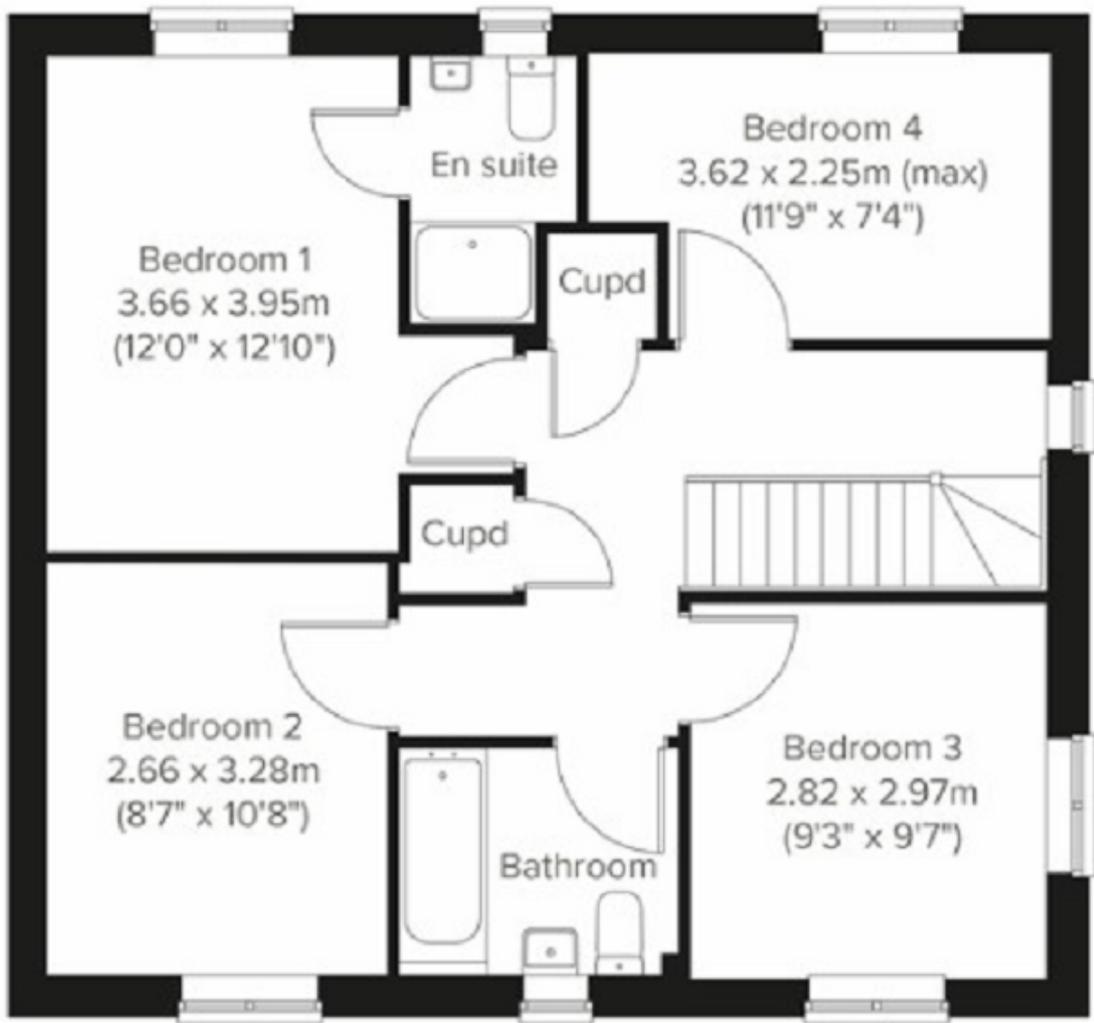
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## Tenure

We are informed that the tenure is Freehold

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*Every effort has been taken in preparing these details as carefully as possible, however, intending purchasers should be aware that their accuracy is not guaranteed, all measurements are approximate and this does not form any part of any contract. Daniel Matthew Estate Agents has not tested any apparatus, fixtures, fittings, central heating systems or services mentioned in these particulars and intending purchasers are advised to satisfy themselves as to their working order or condition.*