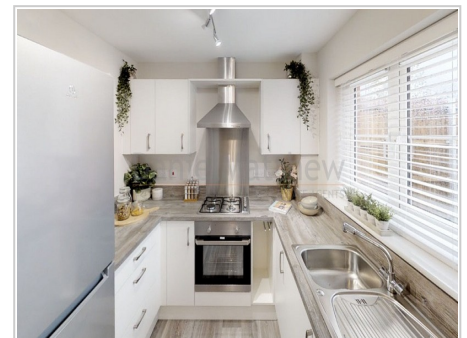


Plot 130 Llanmoor Homes Site
Tondur
Bridgend County
CF32 9HZ

£207,995



- Two Bedroom Semi Detached
- New Build
- Air Source Heating
- 10 Years NHBC
- Lounge
- Kitchen/Diner
- Off Road Parking
- Call For Additional Details 01656 750764.



Ref: PRA10974

Viewing Instructions: Strictly By Appointment Only

General Description

Llanmoor Chelsea ? Two-Bedroom Semi-Detached Home on the Tondu Site
Ideal for first-time buyers or a small family, the Chelsea offers a comfortable living space with one double bedroom and one single bedroom. The home features a kitchen with French doors leading to the rear garden, a family-sized bathroom, and a walk-in wardrobe in the master bedroom. Air source heating system. Call our team to arrange a viewing and further details 01656 750764.

Accommodation

Entrance

Enter via door to hallway, plain ceiling, plain walls, door to ground floor rooms.

Cloakroom/w.c

UPVC double glazed obscured window to front aspect, plain ceiling, plain walls, low level WC, wash hand basin.



Lounge

UPVC double glazed window to front aspect, plain ceiling, plain walls, stairs to first floor, door to kitchen/diner.



Kitchen/ Diner

UPVC double glazed window to rear aspect, UPVC double glazed French doors leading to rear garden. Matching wall and base units, stainless steel sink/drainage, space for fridge/freezer, plumbing for washing machine, integrated hob and oven.

Landing

Plain ceiling, access to loft, plain walls, doors leading to all first floor rooms.



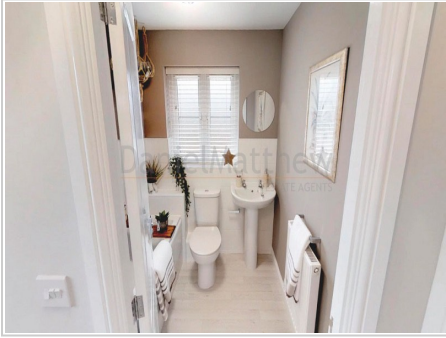
Bedroom One

UPVC double glazed window to front aspect, plain ceiling, plain walls, door to built in wardrobes.



Bedroom Two

UPVC double glazed window to rear aspect, plain ceiling, plain walls.



Bathroom

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

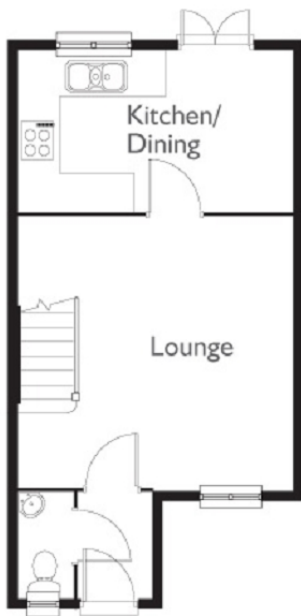
Services

Mains electricity, mains water, mains drainage

Tenure

We are informed that the tenure is Freehold





Ground Floor



Lounge

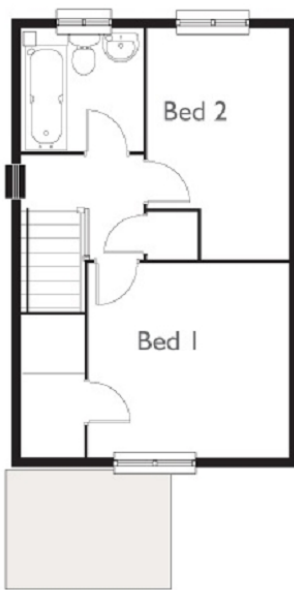
13' 8" (max) x 13' 6"

Kitchen/Dining

13' 8" x 7' 8"

Cloaks

2' 9" x 5' 3"



First Floor



Bedroom 1

10' 4" x 9' 8"

Bedroom 2

7' 2" x 11' 10" (max)

Bathroom

6' 3" x 6' 2"

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.