



27 CARDIFF STREET, ABERDARE, CF44 7DP

TEL: 01685 878000 FAX: 01685 878000



# Springfield Gardens

Hirwaun, Aberdare, CF44 9LY

£249,995



Step into Springfield Gardens, Hirwaun, a charming detached house, tucked away in a quiet and serene cul-de-sac. With 3 generous sized bedrooms, this is a perfect family home.

As you enter, you will find two inviting reception rooms that provide ample space for relaxation and entertaining. The heart of the home is undoubtedly the bright conservatory, where you can bask in natural light while enjoying picturesque views of the surrounding mountains. The garden offers a peaceful retreat, perfect for unwinding after a long day.

With off-road parking, convenience is at your fingertips. The location is particularly appealing, situated within a popular private development and just a stone's throw away from the stunning Brecon Beacons. Excellent road links ensure that you can easily explore the beauty of the surrounding areas and cities.

Springfield Gardens is not just a house; it is the perfect starter home for those looking to establish roots in a peaceful environment. With its blend of comfort, space, and scenic views, this property is a must-see for anyone seeking a new place to call home.



### Entrance Hall

UPVC front door. Radiator.

### Living Room 13'00 x 12'11 (3.96m x 3.94m)

UPVC double glazed bay window to front. Radiator. Fireplace.

### Cloakroom 6'03 x 2'10 (1.91m x 0.86m)

UPVC double glazed window to side. W.C. Handwash basin. Radiator.

### Kitchen 17'11 x 10'08 (5.46m x 3.25m)

UPVC double glazed window and patio doors to rear. Electric oven and gas hob. Radiator. Storage.

### Utility Room 6'01 x 5'03 (1.85m x 1.60m )

Wood door to side. Provisions for washer/dryer. Sink. Radiator.

### Landing

UPVC double glazed window to side. Attic trap. Storage.

### Bedroom 1 11'08 x 11'04 (3.56m x 3.45m)

UPVC double glazed window to front. Radiator. Fitted wardrobes.

### En Suite 6'04 x 4'09 (1.93m x 1.45m )

UPVC double glazed window to front. Radiator. W.C. Shower. Handwash basin.

### Bedroom 2 9'09 x 7'11 (2.97m x 2.41m)

UPVC double glazed window to rear. Radiator.

### Bedroom 3 8'00 x 7'11 (2.44m x 2.41m )

UPVC double glazed window to rear. Radiator.

### Bathroom 6'05 x 6'05 (1.96m x 1.96m)

UPVC double glazed window to side. Radiator. Bath. W.C. Handwash basin.

### Outside

Driveway. Garage. Front and rear gardens. Grass lawn. Patio. Decking.

### Disclaimer

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The Property Misdescription Act 1991

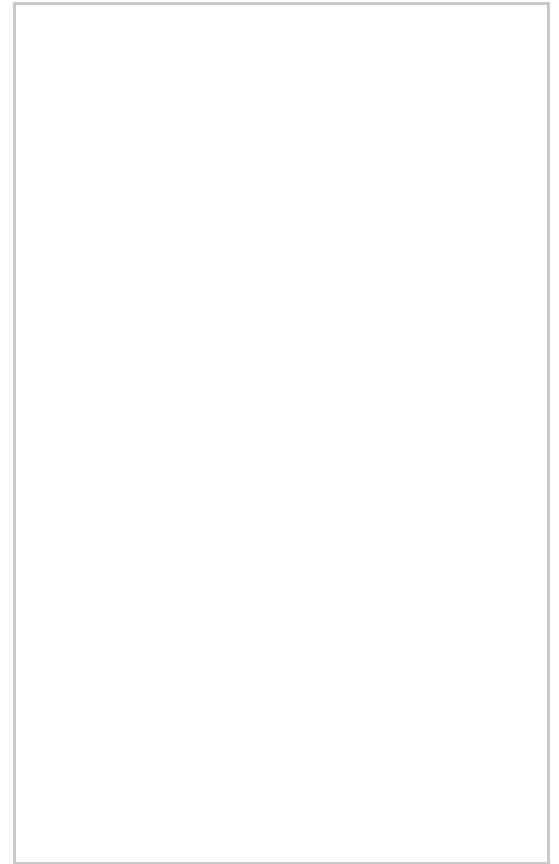
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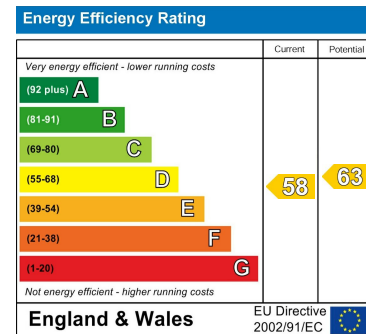
## Area Map



## Floor Plans



## Energy Efficiency Graph



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Tel: 01685 878000 Email: info@manningestateagents.co.uk <https://www.manningestateagents.co.uk>