



27 CARDIFF STREET, ABERDARE, CF44 7DP

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New Scales Houses

Llwydcoed, Aberdare, CF44 0UG

£224,995



** NO ONWARD CHAIN **

Nestled in the charming area of Llwydcoed, Aberdare, this delightful terraced house presents a rare opportunity for those seeking a character property that is both inviting and functional. With three well-proportioned bedrooms, this home is perfect for families or individuals looking for a comfortable living space.

As you enter, you are greeted by two spacious reception rooms that offer versatility for both relaxation and entertaining. These areas are filled with natural light, creating a warm and welcoming atmosphere throughout the home. The layout is thoughtfully designed to maximise space and comfort, making it an ideal setting for family gatherings or quiet evenings in.

The property boasts a sun-filled garden, a true gem for those who appreciate outdoor living. This private space is perfect for enjoying sunny days, whether you wish to cultivate a garden, host barbecues, or simply unwind with a good book.



Entrance Hall

UPVC front door.

Reception Room 16'09 x 11'10 (5.11m x 3.61m)

UPVC double glazed window to front and rear. Radiator x2. Fireplace.

Dining Room 14'01 x 9'11 (4.29m x 3.02m)

UPVC double glazed window to front. Radiator x1.

Kitchen 14'02 x 8'00 (4.32m x 2.44m)

UPVC double glazed window to rear. Provisions for washer/dryer/fridge/freezer. Tiled floor.

Bathroom

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

Landing

UPVC to rear.

Bedroom 1 16'11 x 8'08 (5.16m x 2.64m)

UPVC double glazed window to front and rear. Radiator.

Bedroom 2 10'09 x 9'03 (3.28m x 2.82m)

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

Bedroom 3 10'09 x 9'00 (3.28m x 2.74m)

UPVC double glazed window to rear. Radiator.

Outside

UPVC door to rear. Patio. Lawn. Rear access.

Disclaimer

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The Property Misdescription Act 1991

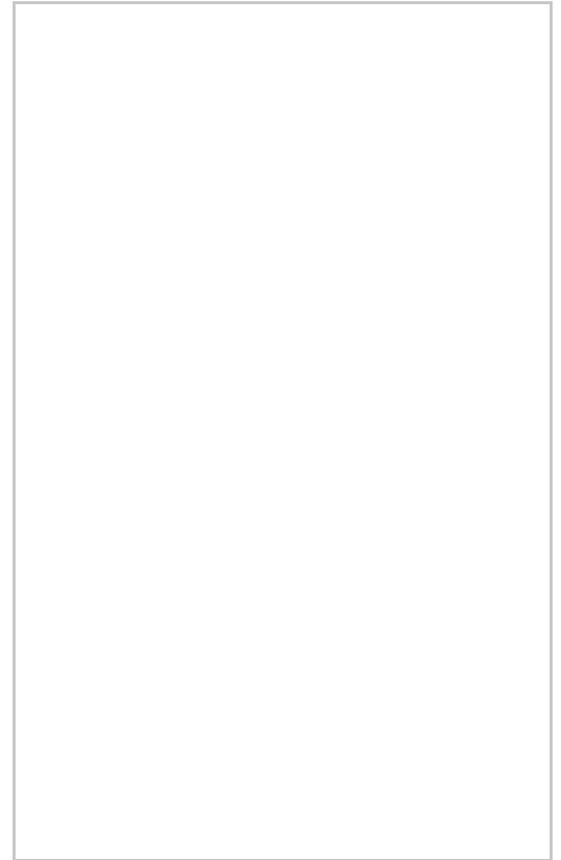
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Area Map



Floor Plans



Energy Efficiency Graph

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) 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 & Wales		EU Directive 2002/91/EC	

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