



27 CARDIFF STREET, ABERDARE, CF44 7DP

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# Hill Street

Aberdare, CF44 6YG

£349,995



Located in the peaceful neighbourhood of Hill Street, Aberaman, Aberdare, this detached property presents an exceptional opportunity for those seeking a spacious and high-quality home. Boasting three generously sized double bedrooms, this property is perfect for families or individuals who appreciate ample living space.

The property is complemented by large gardens, providing a delightful outdoor area for relaxation and recreation. The expansive grounds offer endless potential for gardening enthusiasts or those wishing to create their own outdoor oasis. Additionally, the property features an integrated garage, ensuring convenience and security for your vehicle.

One of the standout features of this property is the outbuilding, which presents a wealth of possibilities. Whether you envision a workshop, studio, or additional storage space, this versatile area can be tailored to suit your needs.

With a drive that accommodates multiple cars, parking will never be a concern, making this home ideal for those with a busy lifestyle or visiting guests. The quiet surroundings enhance the appeal, offering a peaceful



## Disclaimer

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## The Property Misdescription Act 1991

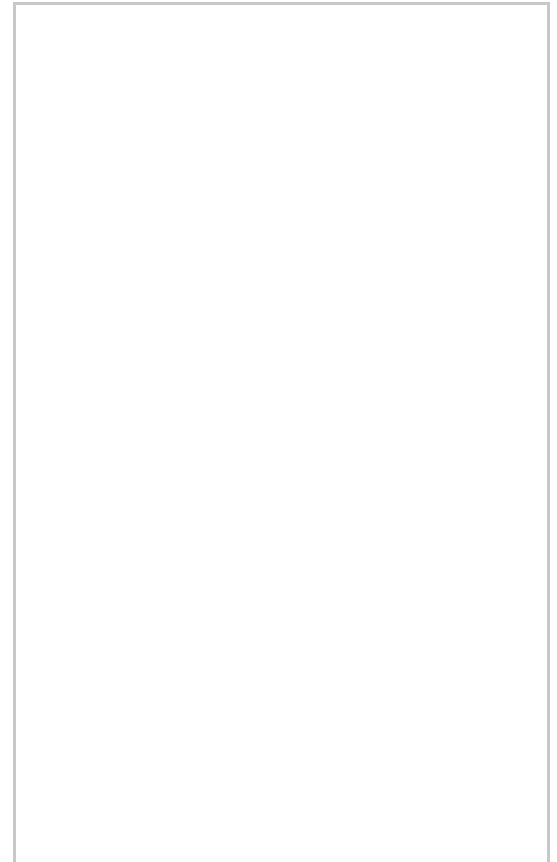
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## Area Map



## Floor Plans



## Energy Efficiency Graph

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

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