



27 CARDIFF STREET, ABERDARE, CF44 7DP

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New Scales Houses

Llwydcoed, Aberdare, CF44 0UG

£365,000

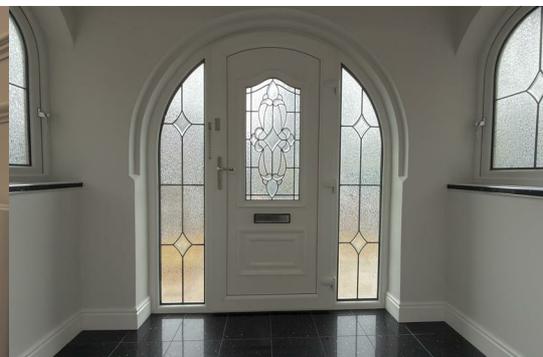


Located in the charming area of New Scales Houses, Llwydcoed, Aberdare, this immaculate detached house is a true show stopper. Boasting three generously sized reception rooms, this property offers ample space for both relaxation and entertainment, making it perfect for families or those who enjoy hosting guests.

The home features three well-appointed bedrooms, providing comfortable living quarters for all. With two modern bathrooms, morning routines will be a breeze, ensuring convenience for everyone in the household.

The property is set in a desirable location, surrounded by the natural beauty of Llwydcoed, while still being conveniently close to local amenities. One of the standout features of this home is the parking space, accommodating up to five vehicles, which is a rare find in many properties today.

This spacious house is not just a place to live; it is a place to create lasting memories. Whether you are looking for a family home or a peaceful retreat, this property offers everything you need and more. Do not miss the opportunity to make this stunning house your new home.



Entrance Porch

UPVC double glazed front door and windows to side. Tiled floor.

Entrance Hall

UPVC double glazed door to front.

Reception Room 1 20'00 x 11'10 (6.10m x 3.61m)

UPVC double glazed window to front. Radiator. Electric fire.

Reception Room 2 11'03 x 9'03 (3.43m x 2.82m)

UPVC double glazed window to front. Radiator.

Conservatory 13'09 x 12'05 (4.19m x 3.78m)

UPVC double glazed with patio doors to rear. Radiator.

Kitchen 20'03 x 14'03 (6.17m x 4.34m)

UPVC double glazed window to rear. Radiator. Integrated fridge/freezer/dishwasher. Electric oven and hob. Plinth heaters. Provisions for washer/dryer.

Cloakroom

UPVC double glazed window to rear. Radiator. W.C. Vanity handwash basin.

Landing

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

Bedroom 1 13'05 x 9'05 (4.09m x 2.87m)

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

Bedroom 2 11'10 x 9'09 (3.61m x 2.97m)

UPVC double glazed window to rear. Radiator.

Bedroom 3 11'10 x 9'09 (3.61m x 2.97m)

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

Bathroom 9'03 x 6'02 (2.82m x 1.88m)

UPVC double glazed window to rear. Freestanding bath. Separate shower. W.C. Vanity handwash basin. Heated towel rail.

Outside

Driveway. Detached double garage. Front, side and rear gardens. Outside tap.

Disclaimer

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The Property Misdescription Act 1991

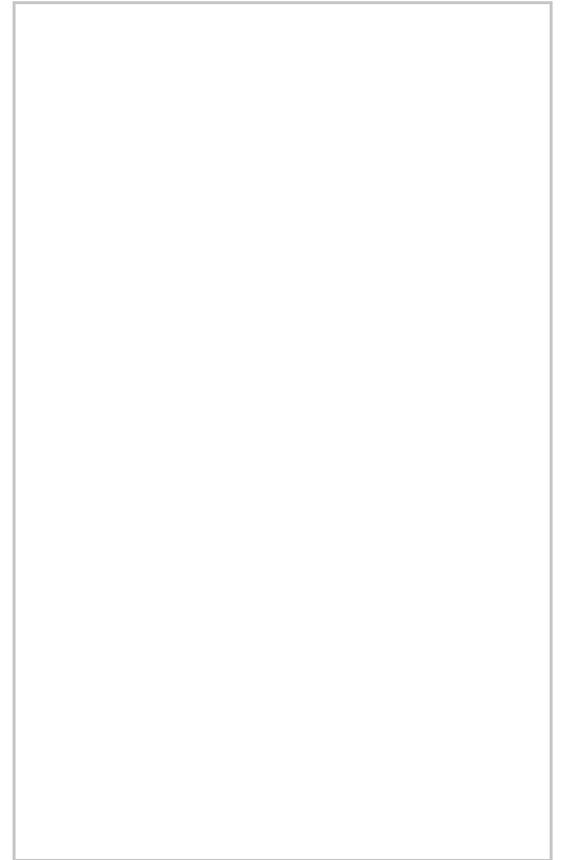
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Area Map



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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