



27 CARDIFF STREET, ABERDARE, CF44 7DP

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## Rheidol Close

Aberdare, CF44 0HT

£229,995



Located in the sought-after area of Cwmbach, Aberdare, this charming semi-detached bungalow on Rheidol Close presents an excellent opportunity for those seeking a modern and comfortable home. With three well-proportioned bedrooms and two bathrooms, this property is ideal for families or those looking to downsize without compromising on space. The second bedroom is currently utilised as a Study.

Upon entering, you will find a welcoming reception room that flows seamlessly into the heart of the home. The layout is designed for both relaxation and entertaining, making it perfect for gatherings with family and friends. The modern kitchen is equipped to meet all your culinary needs.

The low-maintenance garden offers a tranquil outdoor space, perfect for enjoying the fresh air or hosting summer barbecues. Additionally, the property boasts parking for two vehicles and a detached garage, providing ample storage and convenience.

Situated in a desirable location, this bungalow benefits from excellent links to local schools and transport, making it an ideal choice for families and commuters alike. With its blend of modern living and practical features, this property is not to be missed. This bungalow offers a wonderful opportunity to enjoy a comfortable lifestyle in a vibrant community.



### Entrance Hall

Composite front door. Radiator

### Living room 14'09 x 12'04 (4.50m x 3.76m )

UPVC double glazed window to front and side. Radiator. Log burner.

### Kitchen 8'05 x 10 (2.57m x 3.05m)

UPVC double glazed window to side. Gas hob and extractor fan.

### Diner / Utility Room 8'06 x 10'05 (2.59m x 3.18m )

UPVC back door. UPVC double glazed window to rear and side. Radiator.

### Family Bathroom

Tiled. Bath with shower. Radiator. UPVC double glazed window to rear

### Bedroom 3 10'07 x 8'09 (3.23m x 2.67m)

UPVC double glazed window to rear. Radiator.

### Bedroom 2/ Reception. 12'10 x 11'04 (3.91m x 3.45m )

UPVC double glazed window. Radiator.

### First floor Bedroom 1 11'11 x 12'06 (3.63m x 3.81m )

UPVC double glazed window to rear. Radiator.

### First Floor En Suite 7'11 x 8'09 (2.41m x 2.67m)

Tiled bathroom. Free standing bath. Heated towel rail. Vanity hand wash basin. W/C.

### Garden

Detached garage with power. Driveway for 2 cars. Decking area, patio and grass lawn.

### Disclaimer

N.B Whilst these particulars are intended to give a fair description of the property concerned, their accuracy is not guaranteed and any intending purchaser must satisfy himself by inspection or otherwise, as to the correctness of statements contained herein.

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The Property Misdescription Act 1991

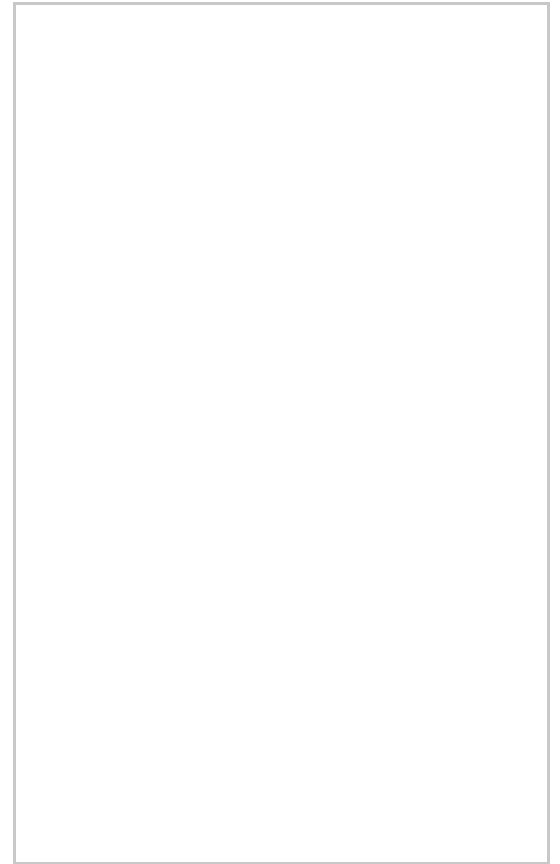
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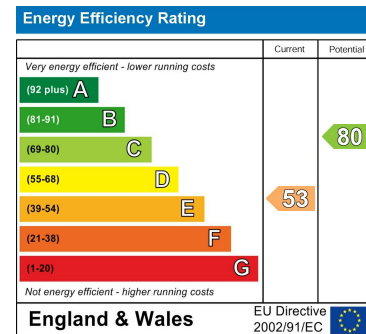
## Area Map



## Floor Plans



## Energy Efficiency Graph



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