MANNING
Estate Agents Limited

27 Cardiff Street, Aberdare, CF44 7DP
Tel: 01685 878000 Fax: 01685 878000

Station Road

Hirwaun, Aberdare, CF44 9TA

£99,950

2 1 2 D

** NO ONWARD CHAIN **
** EXCELLENT INVESTMENT**
BUY TO LET
** FIRST TIME BUYERS**

Situated on Station Road in the charming village of Hirwaun, Aberdare, this delightful end terrace house presents an excellent opportunity for first-time buyers and savvy investors alike. Built in 1900, the property boasts a characterful charm while offering modern living conveniences.

Spanning an inviting 732 square feet, the home features two well-proportioned reception rooms, perfect for entertaining guests or enjoying quiet evenings with family. The two bedrooms provide ample space for restful nights, making it an ideal setting for a small family or a couple. The bathroom is conveniently located, ensuring ease of access for all residents.

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.

The particulars do not constitute an offer or contract, and statements herein are made without responsibility, or warranty on the part of the Vendor or Manning Estate Agents, neither of whom can hold themselves responsible for expenses incurred should the property no longer be available. Items shown in photographs are NOT included unless specifically mentioned in particulars. They may however be available by separate negotiation.

The Property Misdescription Act 1991

The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of the property are based on information supplied by the seller. The Agent has not sight of the title documents. A Buyer is advised to obtain verification from their Solicitor.

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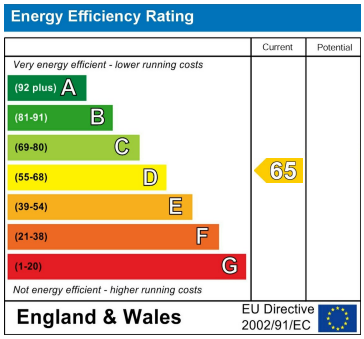
Area Map

Floor Plans

Energy Efficiency Graph



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