

Cefn Adda Close,

£235,000

- Immaculately Presented Throughout
- Principal Bedroom with En-Suite
- Driveway Providing Off-Road Parking
- Modern Kitchen/Diner
- Enclosed Rear Garden
- Ideal First-Time Purchase or Family Home
- EPC Rating: Awaited



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About the property

Immaculately presented throughout, this modern three-bedroom semi-detached family home offers stylish and spacious accommodation, ready for immediate occupation.

The ground floor comprises a welcoming entrance hall, a comfortable lounge, and a superb modern kitchen/diner providing an excellent space for both everyday living and entertaining.

To the first floor are three well-proportioned bedrooms, including a generous principal bedroom benefiting from its own en-suite shower room. The remaining bedrooms are served by a contemporary family bathroom.

Externally, the property enjoys a private driveway providing off-road parking, while to the rear is a fully enclosed garden offering a safe and secure outdoor space for families, children, and pets.

Finished to a high standard throughout with a modern kitchen, contemporary bathrooms, and tasteful decor, this impressive home is ideally suited to first-time buyers, growing families, and those seeking a property that is ready to move straight into.



Accommodation

Entrance Hallway

Lounge

14' MAX x 12' MAX (4.27m MAX x 3.66m MAX)
Kitchen/Diner

15' MAX x 8' 1" MAX (4.57m MAX x 2.46m MAX)
Stairs To First Floor

Bedroom One

9' 1" MAX x 9' 1" MAX (2.77m MAX x 2.77m MAX)
Ensuite

Bedroom Two

9' MAX x 7' 1" MAX (2.74m MAX x 2.16m MAX)
Bedroom Three

7' 1" MAX x 5' 1" MAX (2.16m MAX x 1.55m MAX)
Bathroom

Outside

Agents Notes

Please note that an AML fee is chargeable once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks

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Floorplan

Important Information

Note while we endeavour to make our sales details accurate and reliable, if there is any point which is of particular interest to you, please contact the office and we will be pleased to confirm the position for you. We have not personally tested any apparatus, equipment, fixtures, fittings or services and cannot verify they are in working order or fit for their purposes. Nothing in these particulars is intended to indicate that carpets or curtains, furnishings or fittings, electrical goods (whether wired or not). Gas fires or light fitments or any other fixtures not expressly included form part of the property offered for sale. This computer generated Floorplan, if applicable, is intended as a general guide to the layout and design of the property. It is not to scale and should not be relied upon for dimensions. Tenure: We cannot confirm the tenure of the property as we have not had access to the legal documents. The buyer is advised to obtain verification from their solicitor or surveyor.

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