



8 Campbell Terrace, Mountain Ash, CF45 4AE
£146,000

Manning
Estate Agents
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* EXCELLENT LOCATION* WELL ESTABLISHED FAMILY HOUSE* WITHIN EASY ACCESS OF LOCAL AMENITIES AND SCHOOLS* * 2 RECEPTION ROOMS * We are pleased to offer for sale this spacious stone fronted family house, front garden, side access to rear garden. Entrance hall, 2 reception rooms, kitchen, downstairs bathroom, landing 4 bedrooms, upstairs shower room. Double glazed windows.

£146,000



Hallway

Tiled flooring. Stairs to first floor. Radiator.

Lounge

11'06" x 14'08" (3.51m x 4.47m)

Gas fire with surround. UPVC double glazed bay window to front. Radiator.

Sitting Room

10'10" x 17'03" into bay (3.30m x

5.26m into bay)

UPVC double glazed bay window to front. Under stairs storage cupboard.

Kitchen/diner

10'04" x 11'07" (3.15m x 3.53m)

Radiator. Stainless steel sink. Tiled flooring. UPVC double glazed window to side. With a range of modern

wall and base units, Provision for plumbed in washing machine, electric oven, electric hob, extractor hood, upvc double glazed window to side aspect. Tiled splash back areas.

Bathroom

10'11" x 7'08" (3.33m x 2.34m)

Jacuzzi Bath. Wash hand basin. W.C. Radiator. Tiled flooring. UPVC double glazed window to rear. Tiled splash backs.

Landing

Access to all rooms

Bedroom 1

7'07" x 15'03" (2.31m x 4.65m)

Radiator. 2 x UPVC double glazed window to front.

Bedroom 2

7'09" x 6'08" (2.36m x 2.03m)

UPVC double glazed window to rear. Radiator.

Bedroom 3

7'05" x 10'03" (2.26m x 3.12m)

Wall mounted gas boiler (not working) UPVC double glazed window to rear. Radiator.

Shower Room

4'00" x 7'10" (1.22m x 2.39m)

W.C. Wash hand basin. Heated towel rail. Shower cubicle.

Bedroom 4

10'04" x 9'05" to front of wardrobe (3.15m x 2.87m to front of wardrobe)

Sliding door to fitted wardrobes. UPVC double glazed window to front.

Outside

Decked and paved patio. Side access.





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