



New Park Terrace, Treforest, Pontypridd, CF37 1TH

£150,000



- No Onward Chain
- Walking Distance to University of South Wales
- HMO Licensed
- Four Double Bedrooms
- Investment Opportunity
- Excellent Location
- Close To Local Amenities
- Combi Boiler

Description...

James Douglas are delighted to welcome this four double bedroom mid-terrace HMO property to the market. Set in the popular area of Treforest, Pontypridd. The perfect investment property for any prospective HMO landlord. This property is in close proximity to the University of South Wales. In brief terms the accommodation comprises an entrance hallway, bedroom one, lounge/dining room, kitchen and bathroom all on the ground floor. Upstairs there are three double bedrooms. Mains gas fired central heating and double glazed throughout. On-street parking. Steps lead up to a low maintenance rear patio garden space with rear access. EPC D potential B. Council tax band B.

****HMO LICENCED**SOLD WITH SITTING TENANTS****

****NO ONWARD CHAIN****

****£1200 PCM INCOME - 9.6% YIELD****

New Park Terrace, Treforest is within walking distance of Treforest town centre and a few minutes drive from Pontypridd town centre which includes a wide range of shops and sporting and recreational facilities. The local primary schools are Parclewis Primary School & St Michael's R.C. Primary School with the local high school being Cardinal Newman R.C. Comprehensive School. Most importantly for any prospective landlord is that Kingsland Terrace is within walking distance of the University of South Wales. There are useful mainline railway stations in Treforest and Pontypridd town centre. Easy access to the M4 motorway brings other major centres including the capital city of Cardiff, Newport and Swansea within commuting distance.

Additional Information

Tenure: Freehold

EPC: D

Council Tax Band: B

Accommodation...

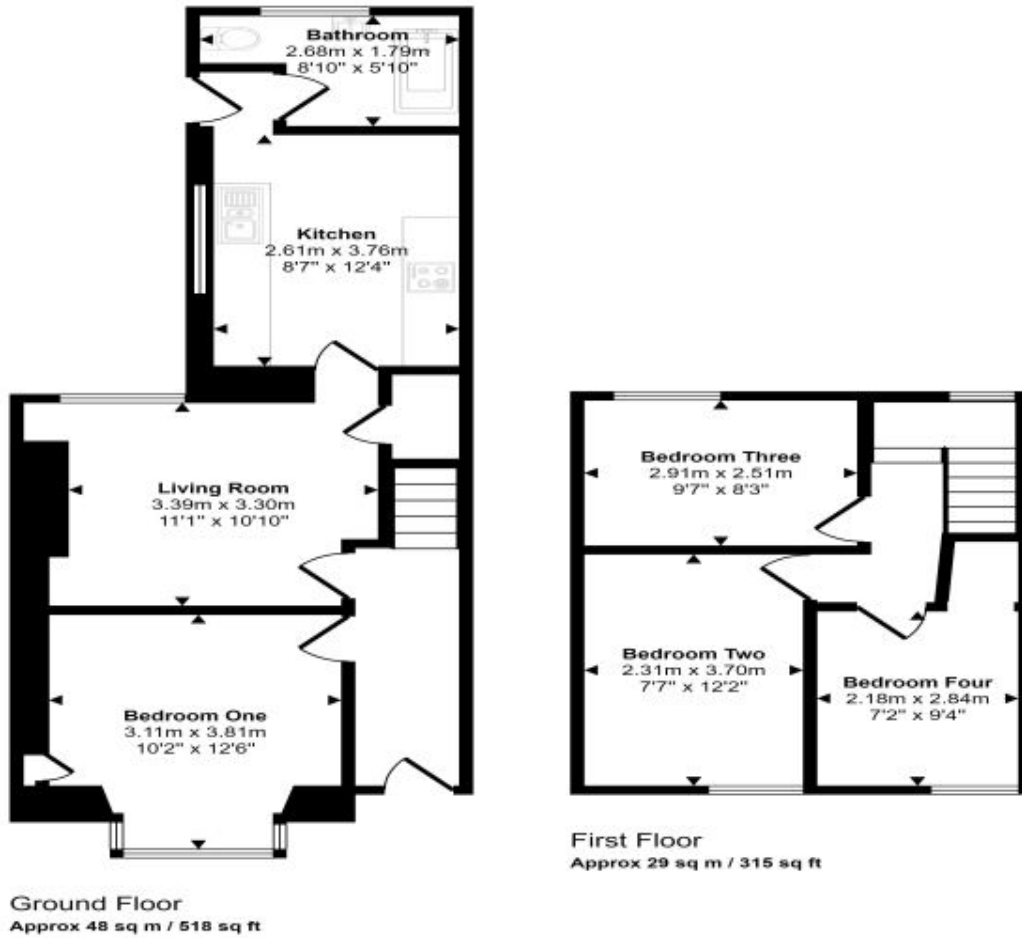
- Entrance Hallway
- Bedroom One
- Living Room
- Kitchen
- Lobby
- Bathroom
- Landing
- Bedroom Two
- Bedroom Three
- Bedroom Four
- Outside
- Directions





Floorplan

Approx Gross Internal Area
77 sq m / 833 sq ft



This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Energy Rating

