

Seaton Street, Pwllgwaun, Pontypridd, CF37 1JA
£175,000



- Combi Boiler
- South-West Facing
- Close To Local Amenities
- Excellent Location
- Extended
- Sought After Location
- No Onward Chain
- Modern Throughout
- EPC Rating TBC

Description...

James Douglas is delighted to welcome this four bedroom terrace property to the market. Set in the sought after area of Pwllgwaun, Pontypridd. The perfect first-time-buy or for someone looking to upsize. In brief terms the accommodation comprises an entrance hallway, living room, kitchen/diner, lobby and bathroom all on the ground floor. Upstairs there are three double bedrooms and a single bedroom. Mains gas fired central heating and UPVC double glazed throughout. On-street parking to the front. The rear garden is set over one tier with south-west facing low maintenance courtyard space and rear access. EPC TBC. Council tax band B.

****NO ONWARD CHAIN****

****SOUGHT AFTER LOCATION****

Seaton Street, Pwllgwaun is within walking distance of Pontypridd town centre and a few minutes drive from Pontypridd town centre which includes a wide range of shops and sporting and recreational facilities. Seaton Street is within walking distance to the local convenience store and bus stop. The local primary schools are Maes-Y-Coed Primary School & Ysgol G.G. Evan James Primary School with the local high school being Pontypridd High School. There is a useful mainline railway station in 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.

****SOUTH-WEST FACING REAR COURTYARD GARDEN SPACE****

****CLOSE TO TOWN CENTRE & LOCAL TAFF TRAIL WALKS/BARRY SIDINGS COUNTRY PARK****

Additional Information

Tenure: Freehold
EPC: TBC
Council Tax Band: B

Accommodation...

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





Floorplan

Approx Gross Internal Area
96 sq m / 1028 sq ft



Ground Floor
Approx 53 sq m / 573 sq ft

First Floor
Approx 42 sq m / 455 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

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92- A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	