

# Hogg & Hogg

Estate Agents

7 Brenig Close, Thornhill, Cardiff, CF14 9HH

£190,000



[www.hoggandhogg.wales](http://www.hoggandhogg.wales)





# Property Description

## PROPERTY DESCRIPTION

Delightful two bedroom mid terrace property in the ever popular area of Thornhill located at the head of a quiet cul de sac. Ideally situated for easy access to the train station and close to local amenities including the gorgeous Cefn Onn Parc, well regarded The Cottage restaurant and Sainsburys supermarket. The property comprises a lobby entrance with a spacious living room, modern kitchen diner. To the first floor are the two bedrooms and family bathroom. Outside to the front is off road parking for one car and to the rear a pretty enclosed garden.

## LOBBY

Property entered via front door into lobby with staircase to first floor and door into living room.

## LIVING ROOM

**15' 3" x 12' 11" (4.65m x 3.94m)**

Spacious living room with window to the front aspect. Laminate flooring. Radiator. Space under stairs. Door to kitchen



## KITCHEN DINER

**12' 11" x 7' 1" (3.94m x 2.18m)**

Fitted kitchen with a matching range of wall and base units with complimentary worktops over. Stainless steel sink and drainer with mixer tap. Built in electric oven with gas hob over and stainless steel extractor hood above. Space and plumbing for washing machine. Space for fridge freezer. Tiled splash backs floor. Window overlooking rear garden. Half glazed door to rear. Space for dining table and 2 chairs.

## LANDING

Approached via carpeted staircase to first floor landing. Access to the bedrooms and bathroom. Loft hatch.

## BEDROOM ONE

10' 10" x 9' 8" (3.31m x 2.95m)

Double bedroom with window to the front. Built in double wardrobe. Window to the front. Carpeted flooring. Radiator.

## BEDROOM TWO

9' 3" x 6' 4" (2.83m x 1.94m)

Great size single bedroom with window to the rear aspect. Carpeted flooring. Window to the rear. Radiator.

## BATHROOM

6' 3" x 6' 2" (1.91m x 1.9m)

Well equipped bathroom comprising panelled bath, low level w.c wash hand basin within vanity storage unit and a corner shower cubicle. Attractively tiled walls. Chrome vertical radiator. Obscured window to the rear.



## OUTSIDE

### FRONT GARDEN

Off road parking for one vehicle.

### REAR GARDEN

Fully enclosed pretty garden backing onto woodland. With fencing on three sides, patio area with lawn beyond. Borders with established plants and shrubbery.









Floorplan here

EPC here

## Contact Us

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