



Rhes Yr Ysgol, Cwmcelyn Road, Blaina, Abertillery NP13 3LT

Guide Price £250,000

Council Tax Band C



**** NO CHAIN **** GUIDE PRICE £250,000 to £260,000 **** EPC**
RATING: B **

Asset Estates are pleased to offer for sale this well presented semi-detached property situated in the popular location Cwmcelyn Road, Blaina. This property briefly comprises; entrance, open plan kitchen, diner and living space, utility room, ground floor wc, first floor bathroom, three bedrooms, front and rear garden and an integral garage with driveway.

Entrance

3'5" x 4'4" (1.09m x 1.36m)

Open Plan Kitchen, Diner & Reception Room

26'6" x 17'3" (8.11m x 5.28m)

Utility room

5' x 6'5" (1.55m x 2.01m)

Ground Floor WC

2'8" x 5' (0.86m x 1.53m)

Integral Garage

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9'6" x 19'1" (2.93m x 5.83m)

Bedroom 1

12'2" x 13'7" (3.74m x 4.18m)

Bedroom 2

10'4" x 12'2" (3.18m x 3.72m)

Bedroom 3

10' x 9'1" (3.05m x 2.8m)

Bathroom

10' x 10' (3.07m x 3.07m)

Tenure

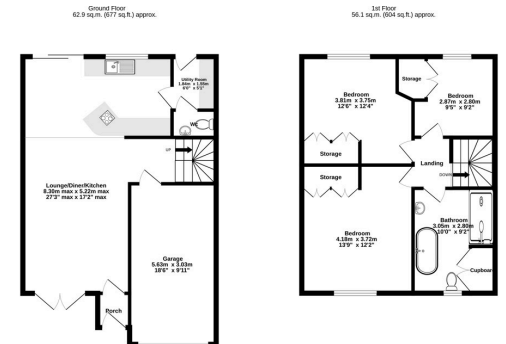
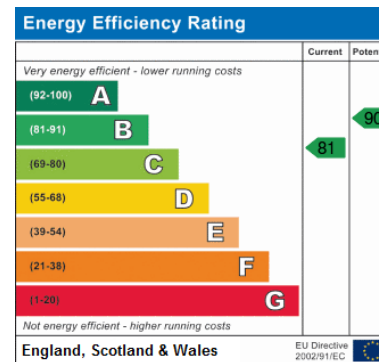
We have been informed that this property is freehold, intending purchasers should make enquires with their solicitor

Services

Mains gas, electric, water and drainage

Council Tax

Band: C



No statement in these details should be relied upon as representation of fact. Any purchaser should instruct their own survey in order to ensure the accuracy of the information within. Asset Estates, their employees and agents do not have any authority to give warranty or representation in respect of this property. The services and equipment at the property have not been tested and we cannot comment on their condition or adequacy. Asset Estates make thorough inquiries of the vendor to ensure that the information that we provide is as accurate as possible. If you are aware of any details that are incorrect, please inform Asset Estates in order for us to make the necessary changes.