



8 Hill Crescent, Brynmawr, NP23 4TA

£149,950 Freehold

Mid-Terrace Property • Ground Floor W.C. • First Floor Bathroom • Modern Kitchen and Bathroom • Front and Rear Gardens with Views



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A well-presented, mid-terrace property within a popular location of Brynmawr and being conveniently located for the A465. The accommodation comprises an entrance porch, living room, modern kitchen/diner and cloakroom/W.C.. To the first floor are three bedrooms and a modern bathroom. Benefits include double glazing, a combi-gas central heating system, front and rear gardens having an open outlook at the rear. Ideal first time buy.



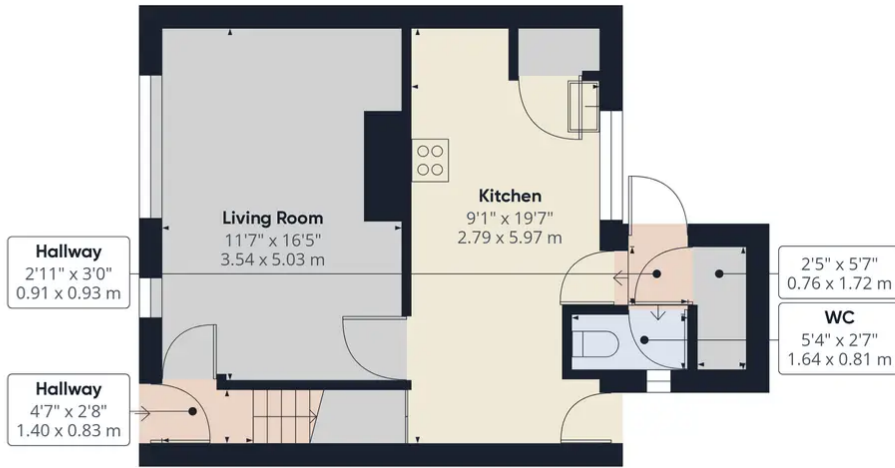
Council Tax band: B

Tenure: Freehold

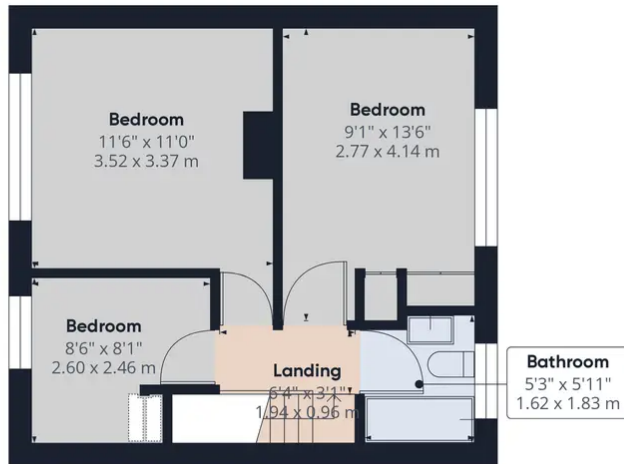
EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D





Ground Floor



Floor 1

Approximate total area⁰
798.93 ft²
74.22 m²

Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

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