



27 Morgan Street, Blaenavon, NP4 9ER

£114,000 Leasehold

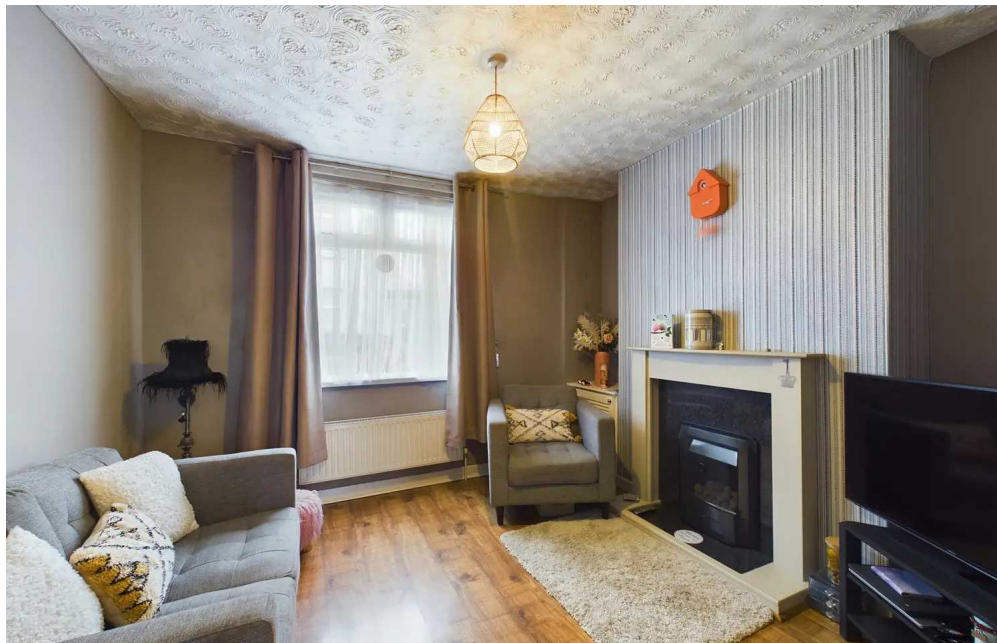
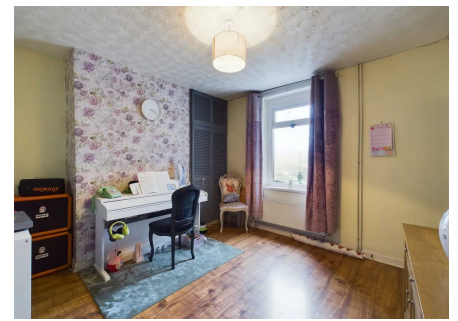
Stone, Mid-Terrace Property • Two Reception Rooms • Two Bedrooms (Previously Three) • Combi-Boiler • Rear Gardens • Views • Central Location • Ideal First Time Buy



1 Bethcar Street, Ebbw Vale, Gwent, NP23 6HH
Tel: 01495 302301 Email: ebbwvale@bidmeadcook.co.uk
www.bidmeadcook.co.uk

A stone, mid-terrace property having accommodation arranged over three floors. The accommodation comprises an entrance hallway, two reception rooms and bathroom to the ground floor. To the lower ground floor is a kitchen and utility room. There are two bedrooms to the first floor, however, this property previously had three bedrooms. Benefits include double glazing, a combi-gas central heating system, a rear garden having side access and outdoor storage. The boiler was installed during December 2023 and has a 5 year warranty.

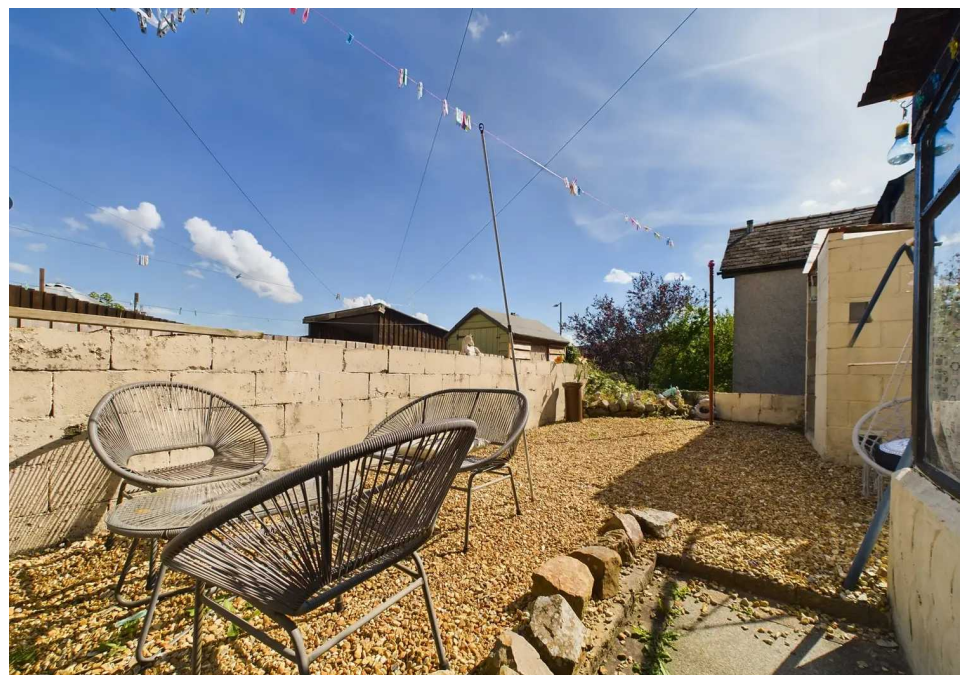
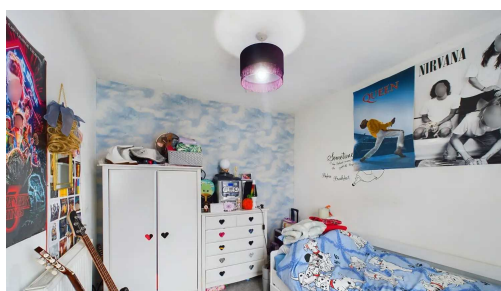
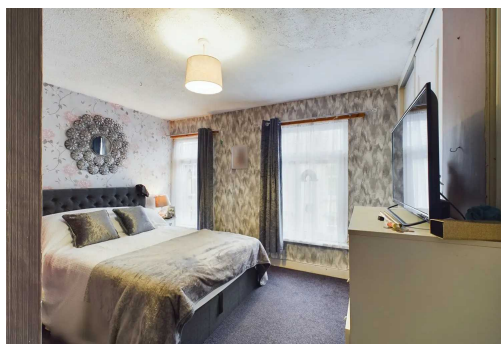
Agents Note: We are advised this property is LEASEHOLD, a 999 year lease commencing March 1891. There is a peppercorn rent associated with this property, please contact the agent for further information.

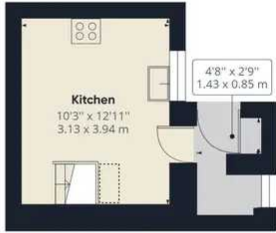


Council Tax band: B

Tenure: Leasehold

EPC Energy Efficiency Rating: D





Floor -1



Ground Floor



Floor 1

(BIMBAUD CODE)

Approximate total area⁽¹⁾

775.08 ft²
72.01 m²

Reduced headroom

3.86 ft²
0.36 m²

(1) Excluding balconies and terraces

Reduced headroom
(below 1.5m/4.92ft)

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

GIRAFFE360



No statement in these details is to be relied upon as representation of fact, and purchasers should satisfy themselves by inspection or otherwise as to the accuracy of the statements contain within. These details do not constitute any part of any offer or contract. Bidmead Cook and their employees and agents do not have any authority to give warranty or representation whatsoever in respect of this property. These details and all statements herein are provided without any responsibility on the part of Bidmead Cook or the vendors. Equipment: Bidmead Cook has not tested the equipment or central heating system mentioned in these particulars and the purchaser are advised to satisfy themselves as to the working order and condition. Measurements: Great care is taken when measuring, but measurements should not be relied upon for ordering carpets, equipment etc. The Laws of copyright protect this material. Bidmead Cook is the owner of the copyright. This property sheet forms part of our database and is protected by the database right and copyright laws. No unauthorised copying or distribution without permission.

Bidmead Cook is a trading name of trading name of BC Acquisition Ltd. Registered in England No.14967217