



Ty Derwen, Bethel Avenue, Georgetown, NP22 3JL

Offers in Region of **£400,000**



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Ty Derwen Bethel Avenue

Georgetown, Tredegar

- Detached Property
- Lounge and Dining Room
- Kitchen and Utility Room
- Cloakroom
- Four Bedrooms
- En Suite
- Bathroom
- Gardens
- Garage and Driveway

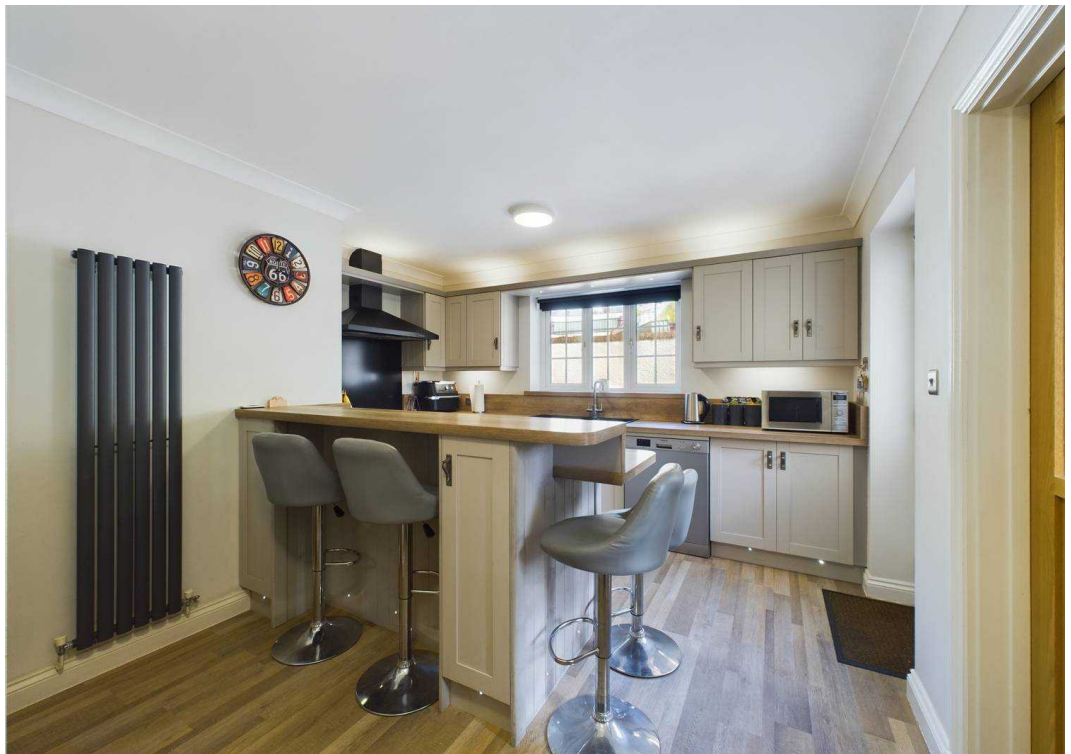
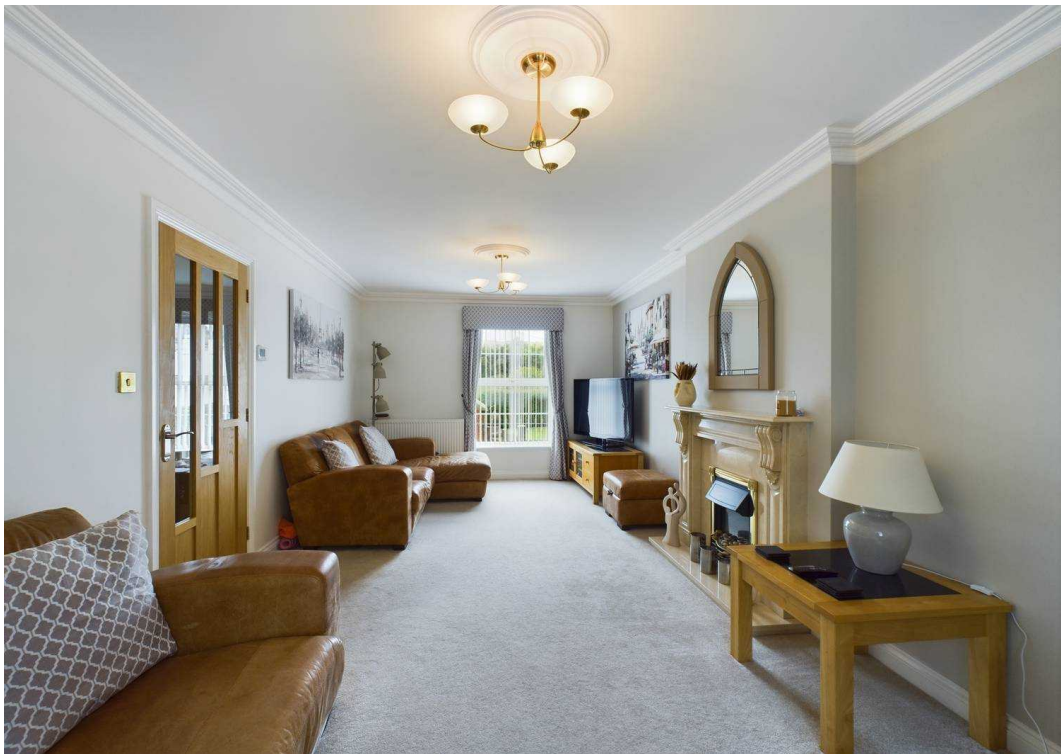
Immaculately presented detached property in a private position of Tredegar. The accommodation comprises an entrance porch, lobby/hallway, lounge, dining room, cloakroom wc, kitchen and utility room. To the first floor are four bedrooms with en-suite to the master, family bathroom and storage room. Benefits include UPVC double glazing, gas central heating system, generous surrounding grounds with lawned gardens and selection of sitting areas, paved driveway providing off road parking for several vehicles and a detached garage. Viewing highly recommended.

Council Tax band: E

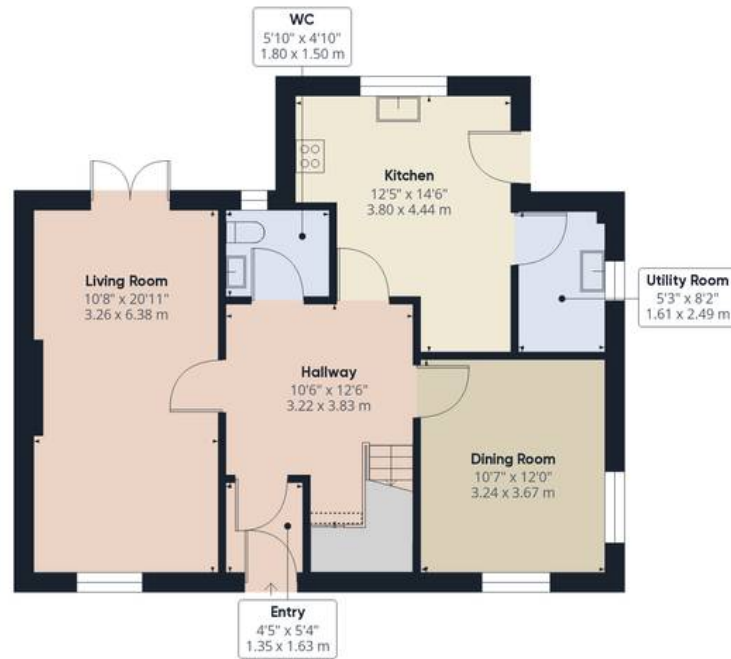
Tenure: Freehold

EPC Energy Efficiency Rating: D









Ground Floor



Floor 1

Approximate total area⁽¹⁾

1445.27 ft²

134.27 m²

Reduced headroom

1.94 ft²

0.18 m²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft/1.5 m

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

Calculations are based on RICS IPMS 3C standard.

GIRAFFE 360



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