

Aberystwyth



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Asking Price £175,000

This delightful two-bedroom terraced house, complete with allocated parking, is conveniently located close to all local amenities and just a short walk from Aberystwyth town centre.

Situated within walking distance of Aberystwyth town centre and close to all local amenities, this property boasts allocated parking, making it ideal for those seeking a well-connected home in a vibrant community. Perfect for professionals, small families, or investors, this home presents a fantastic opportunity to enjoy all that Aberystwyth has to offer.

Cambrian Chambers
Terrace Road
Aberystwyth
Ceredigion
SY23 1NY

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ENTRANCE

Entrance through a glass panelled Scandinavian front door into the small hallway. Door leading to lounge area.

LOUNGE (4.51m x 2.87m)

The lounge features carpeted flooring, a wall-mounted radiator, multiple power points, a double-glazed window to the front elevation, a spacious under-stairs storage cupboard, and a door leading to the kitchen.

KITCHEN (3.88m x 2.20m)

The kitchen is of a good size, featuring lino flooring, white base and eye-level units with tiling in water-sensitive areas, a single stainless steel sink with mixer tap, space for a fridge freezer, plumbing for a washing machine, and a double-glazed window to the rear elevation. It also includes a frosted glass-panelled Scandinavian door leading to the rear of the property and houses the fuse box.

STAIRS LEADING TO THE FIRST FLOOR;

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LANDING

The landing provides access to the loft and has doors leading to the bedrooms and bathroom.

BATHROOM

The bathroom features carpeted flooring and a suite comprising a bath with a Triton electric shower overhead, a hand wash basin, a low flush W.C, and a wall-mounted wooden vanity cupboard, with a double-glazed window to the rear.

BEDROOM TWO (2.98 x 2.09)

Featuring carpeted flooring, a wall-mounted radiator, built-in wardrobe space, and a double-glazed window to the rear elevation.

BEDROOM ONE (2.86m x 2.88m)

The main bedroom benefits from carpeted flooring, a wall-mounted radiator, built-in wardrobe space, and a double-glazed window to the front elevation.

EXTERIOR

The property features a small outside area with steps leading up to the private car park, offering space for small outdoor furniture, flower pots.

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IMPORTANT INFORMATION

TENURE

Freehold

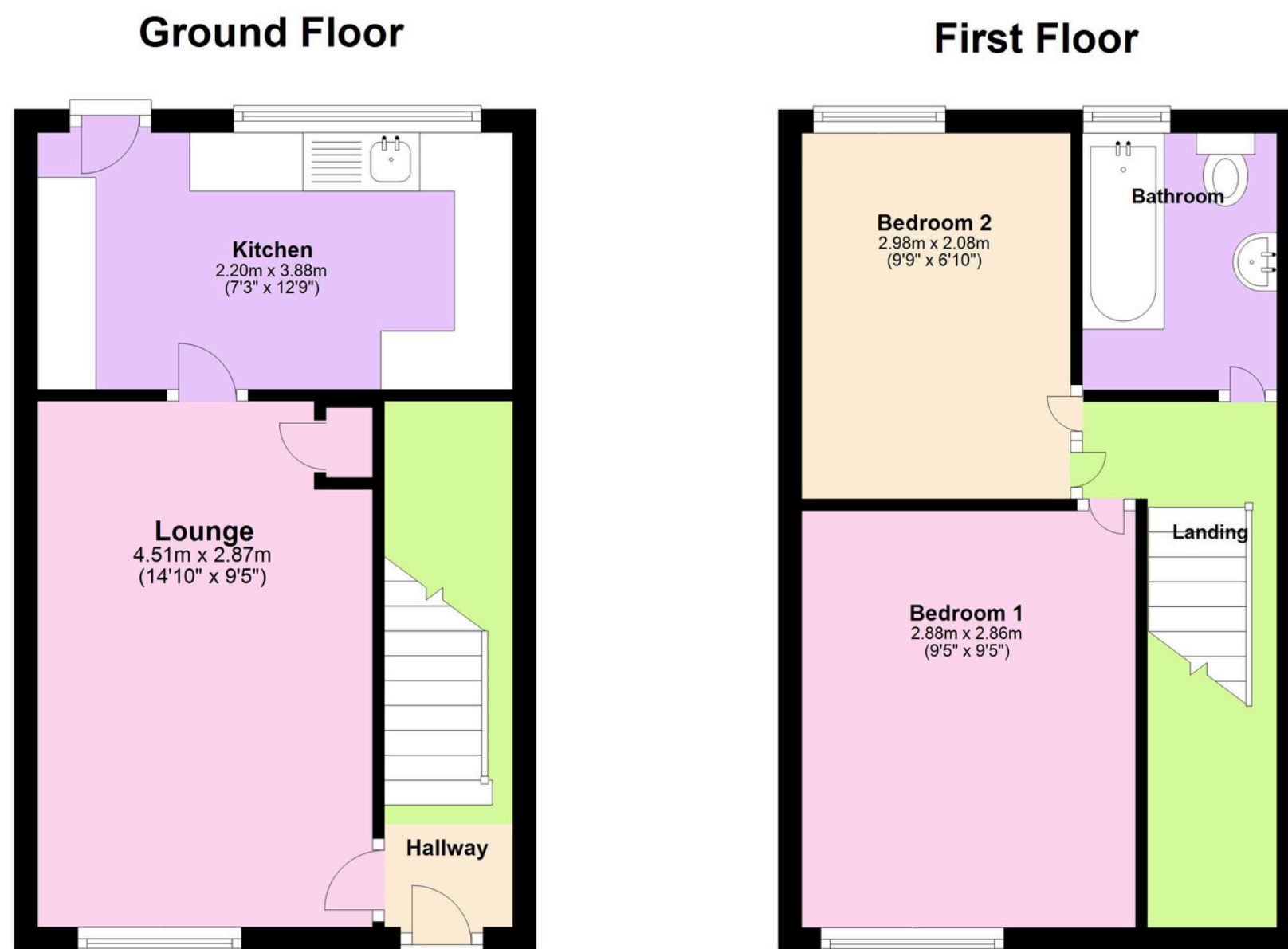
SERVICES

This property is connected to mains electric and water and features mains Gas central heating, along with double-glazed windows throughout.

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Whilst every attempt has been made to ensure the accuracy of the floorplan shown, all measurements, positioning, fixtures, fittings and any other data shown are an approximate interpretation for illustrative purposes only and are not to scale. No responsibility is taken for any error, omission, miss-statement or use of data shown. AEA Management Ltd
Plan produced using PlanUp.

Score	Energy rating	Current	Potential
92+	A		92 A
81-91	B		
69-80	C	74 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

IMPORTANT INFORMATION

MONEY LAUNDERING REGULATIONS 2024 - Intending purchasers will be asked to produce identification documentation at a later stage and we would ask you for your cooperation in order that there will be no delay in agreeing the sale.

VIEWINGS

Accompanied. Call 01970 636000 or contact sales@alexanders-online.co.uk for more information.

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