



Bryn Villas Brynithel Abertillery NP13 2HQ

£220,000

Council Tax Band B



** OFF-ROAD PARKING ** VIDEO TOUR ** EPC: D **

Situated in a sought after location with excellent views down the valley, this spacious Semi Detached property would make a perfect family home. The property briefly comprises; large open-plan lounge/diner, fitted kitchen with integrated appliances, first floor bathroom, three bedrooms and open landing with a custom made staircase. This property also benefits from an external storage shed, flat garden and ample parking space.

Lounge/Diner

17'7" x 23'8" (5.41m x 7.26m)

Kitchen

9'3" x 9'9" (2.84m x 3.03m)

Bathroom

10'3" x 10'6" (3.14m x 3.25m)

Bedroom 1

10'8" x 13'7" (3.31m x 4.2m)

Bedroom 2

11' x 9'5" (3.38m x 2.9m)

Bedroom 3

9'5" x 6'5" (2.9m x 2.01m)

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

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EPC: D

Asset Estates Ltd

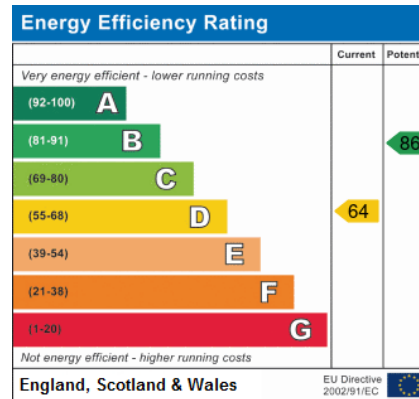
Abertillery

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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.



AssetEstates
 TOTAL FLOOR AREA: 208 sq m (232 sq ft) approx.
 *Measurements are approximate and should not be relied upon for legal purposes.
 *Measurements are taken to the internal face of walls and doors.
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