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Glyngwyn Street
Mountain Ash, CF45 3AF

FOR SALE

- 5 BEDROOMS
- CUL DE SAC LOCATION
- CLOSE TO AMENITIES
- 5 BASEMENT ROOMS

£149,950





Property Description

Let your imagination run wild with multiple options for this spacious family home. Looks are so deceiving for size when you first see this property.

Situated in a cul de sac with ample parking on the outskirts of Mountain Ash town centre.

Local amenities are within walking distance and the newly built cross over road allows easy commute to Cardiff and the heads of the valley link roads.

Beautiful views of the local mountain side from the rear of the property and the roof garden takes advantage of this.

Accommodation comprises: Entrance porch, Entrance hall, Lounge, Kitchen, Conservatory, Utility room, 5 Bedrooms, Upstairs bathroom, Side entrance, Rear court yard and 5 basement rooms.

**** PLEASE NOTE THE PROPERTY FOR SALE IS THE HOUSE ONLY AND NOT THE BUSINESS NEXT DOOR ****





ENTRANCE PORCH

4' 2" x 3' 0" (1.29m x 0.93m) Entrance via a uPVC door into porch. Wallpaper walls and half panel. Wallpaper ceiling. Electric meter and fuse board. Door leading to hallway.

ENTRANCE HALLWAY

8' 8" x 3' 0" (2.66m x 0.93m) Wallpaper walls and ceiling. Tiled flooring. Radiator. Stairs to first floor. Door to living room.

LIVING ROOM

20' 9" x 12' 6" (6.35m x 3.82m) Wallpaper walls with dado rail. Wallpaper ceiling. uPVC window to the front. Understairs storage cupboard. Laminate tiled effect flooring. Radiators. Power points. Tiled fire surround and hearth housing gas fire. Door leading to kitchen.,



KITCHEN

14' 7" x 9' 11" (4.45m x 3.04m) Emulsion ceiling. Wallpaper walls with tiling around work surface. Laminate flooring. Fluorescent strip lighting. Power points. Wood effect base and wall units. Marble effect work surface. Chrome extractor hood above cooker. uPVC window to the side and door leading to conservatory. Radiator. Power points. Stainless steel sink unit.

CONSERVATORY

11' 9" x 9' 6" (3.6m x 2.91m) Wooden frame conservatory with perspex roof. Large uPVC sliding doors onto roof garden. uPVC window to the side allowing views of the local mountain side.



UTILITY ROOM

8' 4" x 5' 8" (2.56m x 1.75m) Emulsion walls and half panelled. Perspex ceiling. Laminate flooring. Wooden windows to the rear. Plumbed for automatic washing machine. Power points. Door leading to side.

SIDE ENTRANCE

Side entrance from the front with long walkway. Stairs leading to basement and small rear court yard.

STAIRS/LANDING

10' 11" x 2' 11" (3.34m x 0.90m) Large double landing. Wallpaper walls and ceiling. Carpet and part tiled. Doors leading to 5 bedrooms.

BEDROOM 1

19' 11" x 10' 0" (6.09m x 3.06m) Artex ceiling. Wallpaper walls. Laminate flooring. Radiator. Power points. Three uPVC windows to the front. Over bed fitted wardrobes.

BEDROOM 2

15' 0" x 9' 11" (4.59m x 3.03m) Artex ceiling. Wallpaper walls. Laminate flooring. Radiator. Power points. uPVC window to the side. Built in wardrobes.





BEDROOM 3

14' 2" x 9' 6" (4.34m x 2.9m) Artex ceiling with coving. Wallpaper walls and dado rail. Laminate flooring. Radiator. Power points. Two uPVC windows to the front. Built in wardrobes.

BEDROOM 4

15' 10" x 10' 4" (4.85m x 3.15m) Emulsion ceiling. Wallpaper walls with dado rail. Laminate flooring. Radiator. Power points. Two uPVC windows to the rear.

BEDROOM 5

9' 11" x 9' 4" (3.03m x 2.85m) Artex ceiling. Wallpaper walls and dado rail. Laminate flooring. Radiator. Power points. uPVC window to the rear.



UPSTAIRS BATHROOM

7' 1" x 6' 9" (2.16m x 2.08m) Emulsion ceiling. Panel and tiled walls. Laminate flooring. uPVC window with frosted glass the rear. Three piece suite.

1ST BASEMENT ROOM

14' 9" x 11' 1" (4.5m x 3.39m) Flag stone floor. Fluorescent strip light. Power points. Stone walls.

2ND BASEMENT ROOM

16' 3" x 9' 2" (4.96m x 2.81m) Stone walls. Concrete flooring. Fluorescent strip lighting. Power points.



3RD BASEMENT ROOM

18' 1" x 10' 3" (5.52m x 3.13m) Flagstone flooring. Power points. Stone walls. Fluorescent strip lighting.

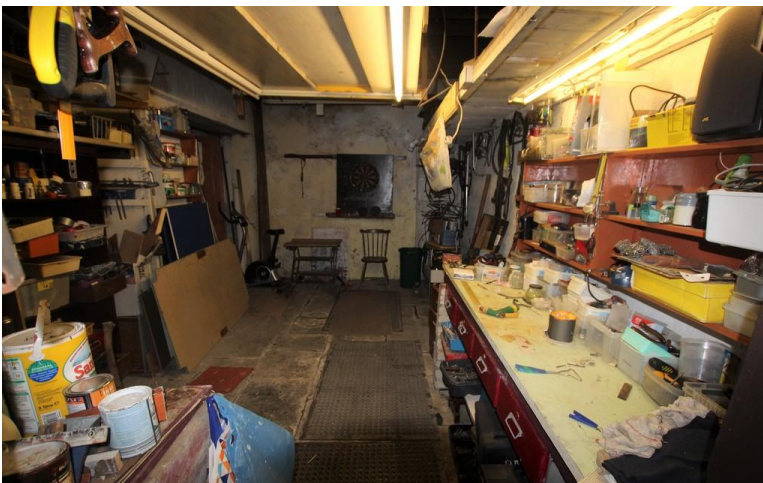
4TH BASEMENT ROOM

16' 2" x 16' 9" (4.94m x 5.12m) Flagstone floor. Stone walls.

5TH BASEMENT ROOM

11' 1" x 7' 8" (3.38m x 2.35m) Stone walls. Patio slab flooring.





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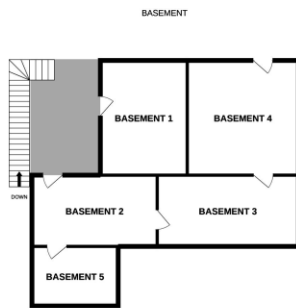
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Data Protection Act 1998

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C		
55-68	D	55 D	
39-54	E		
21-38	F		
1-20	G		



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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