

New Street,

£165,000

- Three Bedroom
- Semi Detached
- Larger than average plot with potential
- Close to amenities and local train station
- Great potential
- Chain Free
- EPC Rating: C



3 1 1

peter alan

02920 867611

caerphilly@peteralan.co.uk



About the property

Nestled on New Street in Pwllypant, this three-bedroom semi-detached home presents an excellent opportunity for those looking to put their own stamp on a property. In need of full renovation, it offers tremendous potential to create a spacious and modern family home. The house sits on a larger-than-average plot, providing generous outdoor space with scope for extension or landscaping (subject to planning permission). Conveniently located within easy reach of local amenities, schools, and transport links, this property would make a fantastic investment or forever home once refurbished.

This property is of non-standard construction.



Accommodation

Agents Note
The sale of this property is subject to grant of probate. Please seek an update from the branch with regards to the potential timeframes involved. This property is of non-standard construction.'

Ground Floor

Hallway

Living Room

Kitchen Diner

Utility

Wc

First Floor

Landing

Bedroom One

Bedroom Two

Bedroom Three

Bathroom

Outside

Front Garden

Side Garden/plot

Rear Garden

Agents Notes

The property is of non- standard construction, please speak with your conveyancer.

Agents Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead

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Floorplan



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

Important Information

Note while we endeavour to make our sales details accurate and reliable, if there is any point which is of particular interest to you, please contact the office and we will be pleased to confirm the position for you. We have not personally tested any apparatus, equipment, fixtures, fittings or services and cannot verify they are in working order or fit for their purposes. Nothing in these particulars is intended to indicate that carpets or curtains, furnishings or fittings, electrical goods (whether wired or not). Gas fires or light fitments or any other fixtures not expressly included form part of the property offered for sale. This computer generated Floorplan, if applicable, is intended as a general guide to the layout and design of the property. It is not to scale and should not be relied upon for dimensions. Tenure: We cannot confirm the tenure of the property as we have not had access to the legal documents. The buyer is advised to obtain verification from their solicitor or surveyor.

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