



Park Road, offers in the region of £90,000

- Village Location
- Tenant In Situ
- One Bedroom
- Front and Rear Garden
- Close to M4
- EPC Rating: C



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About the property

Located in the sought after village of Aberkenfig is this one bedroom mid-terrace property within walking distance to local amenities like shops and schools as well as having great transport links to Bridgend Town Centre, Mc Arthur Glen Outlet and the M4 corridor! The property is being sold with Tenant in Situ and would be a great Investment Opportunity. Internally the property comprises entrance hall, lounge, kitchen and bathroom. The bedroom is to the first floor. Viewings are highly recommended for this property. To book call 01656657201 or book via our website www.peteralan.co.uk.

Accommodation

Entrance

Enter via uPVC door into lounge.

Lounge

11' 7" x 12' (3.53m x 3.66m)

Fitted carpet. uPVC window. Stairs to first floor. Access to kitchen.

Kitchen

8' 3" x 8' 8" (2.51m x 2.64m)

Fitted with matching wall and base units with worktop space over. Insert stainless steel sink with mixer tap. Space for all appliances. Access to bathroom.

Bathroom

Fitted with three piece suite comprising shower, wash hand basin and wc. uPVC window.



Master Bedroom

Fitted carpet. uPVC window. Access to second room.

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Floorplan



This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

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 fittings 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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