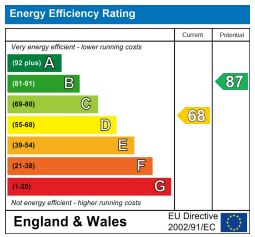

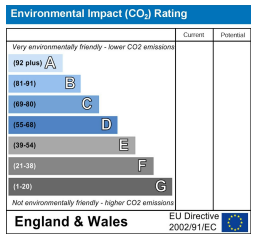

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14. Dan Yr Ardd., Caerphilly, CF83 1TS

Price £275,000

- FREEHOLD THREE BEDROOM END OF TERRACE HOUSE
- GOOD ROAD LINKS TO THE A470
- KTCHEDN/DINER
- BATHROOM
- GARAGE AND DRIVWAY FOR ONE CAR
- LOCATED ON THE SOUGHT AFTER CASTLE VIEW ESTATE
- LOUNGE
- W.C.
- FRONT & REAR GARDEN
- EPC RATING

FREEHOLD THREE BEDROOM END OF TERRACE HOUSE Located on the sought after Castle view estate, walking distance to local amenaties and primary school. Good road links to A470. The property consists of:- Entrance hall, W.C. Lounge, kitchen/diner, family bathroom. Front and rear gardens, garage with driveway for one car. Upvc double glazing, gas central heating. EPC rating D. Council tax band C. Viewings to start on 2nd October 2026, call now to reserve a booking. **NO ONWARD CAHIN**

ENTRANCE HALL
Via Upvc double glazed door to the entrance hall. Fitted carpet, stairs to the first floor, radiator.

W.C.
Obscure Upvc double glazed window to the front. Low level W.C. Vanity wash hand basin, splash back, radiator.

LOUNGE
Upvc double glazed window to the front. Fitted carpet, radiator. Door to the kitchen.

KITCHEN/DINER
Upvc double glazed window to the rear. Fitted wall and base units, roll over preparation surface with inset sink/drainer, tiled splash back. Integrated electric oven, inset gas hob with overhead extractor fan. Space for automatic washing machine and fridge freezer, tiled floor. Open plan to dining room. Upvc double glazed French doors opening up to the rear garden. Radiator, fitted carpet.

LANDING
Upvc double glazed window to the side. Loft access, fitted carpet, storage cupboard with hanging rail. Storage cupboard housing combination gas boiler.

BEDROOM ONE
Upvc double glazed window to the front. Fitted carpet, radiator, Built in wardrobes.

BEDROOM TWO
Upvc double glazed window to the rear. Fitted carpet, radiator.

BEDROOM THREE
Upvc double glazed window to the front. Fitted carpet, radiator.

BATHROOM
Obscure Upvc double glazed window to the rear. Panelled bath with mains shower above. Low level W.C. Pedestal wash hand basin, tiled splash back, shaver socket. Radiator, vinyl flooring.

FRONT
Paved steps leading to front entrance. Mature plants. Driveway leading to the garage.

REAR
Paved patio, access to the garage from the rear. Paved steps leading to the lawned garden, mature shrubs, fenced boundaries.

GARAGE
Up and over door. power and lighting. Door access to the rear garden.

NO ONWARD CHAIN