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CARDIFF

VALE

CAERPHILLY

BRISTOL



Ashman Close

CASTLE VIEW



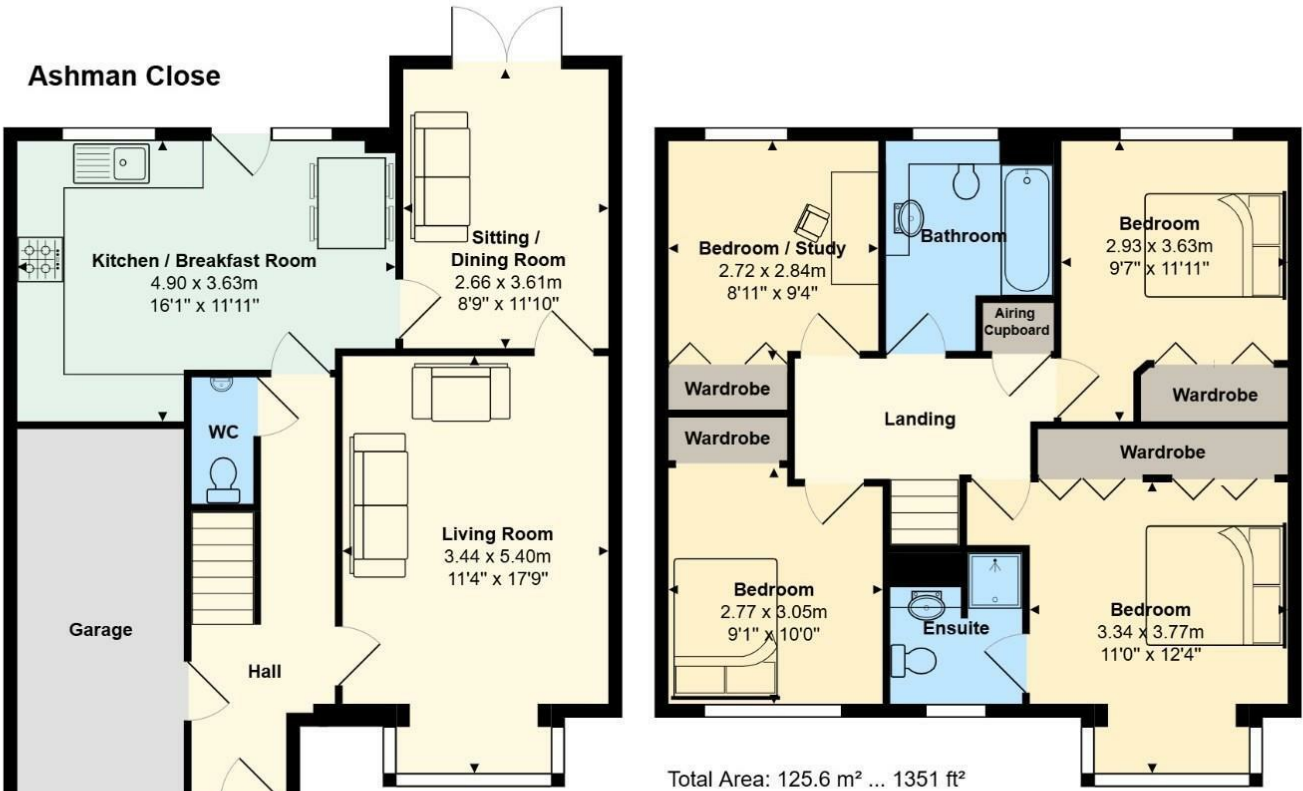
This beautifully presented four-bedroom detached residence offers generous proportions, refined living spaces, and an enviable location. Immaculately presented throughout. With solar panels owned - lowering the cost of energy bills, fully landscaped garden and drive way with integrated garage, the property is ready to move straight in!

Comments by Mr Ollie Vincent



Property Specialist
Mr Ollie Vincent
Senior valuer
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Ashman Close



Total Area: 125.6 m² ... 1351 ft²

All measurements are approximate and for display purposes only

We have loved living here. Its a great residential area, and the neighbours have been wonderful.. We've enjoyed many years here, and we hope any new buyers will find the same!

Comments by the Homeowner





Ashman Close

Castle View, Caerphilly, CF83 1SU

Offers In Excess Of

£425,000



4 Bedroom(s)



2 Bathroom(s)



1351.00 sq ft



Contact our
Llanishen Branch
02920 499680

Situated in the highly sought-after Ashman Close, Caerphilly, this beautifully presented detached family home offers spacious and versatile accommodation, perfect for modern family living. Extending to approximately 1,351 sq ft, the property boasts four generous bedrooms, a landscaped rear garden, and a host of quality upgrades throughout.

The ground floor features a welcoming entrance hall leading to two well-proportioned reception rooms, providing flexible space for both relaxing and entertaining. At the heart of the home is a spacious kitchen/diner, ideal for family meals and social gatherings, with views over the attractive rear garden. To the first floor, there are four excellent-sized bedrooms, including a superb principal bedroom benefiting from its own en-suite shower room. A modern family bathroom serves the remaining bedrooms, offering convenience for growing families. Externally, the property continues to impress. The beautifully landscaped rear garden has been thoughtfully designed to a high standard, featuring multiple seating areas and a stunning pergola, creating the perfect setting for outdoor entertaining, al fresco dining, or simply unwinding in the sunshine. To the front, an integrated garage and driveway provide ample off-road parking. The current owners have invested significantly in improving the property, including the installation of designer radiators to the ground floor in 2021, a new boiler and immersion heater in February 2022, and photovoltaic solar panels in 2022 to enhance energy efficiency. Further upgrades by Anglian Home Improvements include double glazing throughout, all new internal doors, and an electric garage door installed in April 2023. Stylish luxury vinyl tile (LVT) flooring has also been fitted to the hallway and bathrooms, adding a contemporary finish. Combining generous living space, modern upgrades, excellent outdoor areas, and a prime location, this outstanding family home is ready to move straight into and enjoy.



Hall	Bedroom / Study 8'11" x 9'3" (2.72 x 2.84)
W/C	Bathroom
Living Room 11'3" x 17'8" (3.44 x 5.40)	Garden
Sitting / Dining Room 2.66 x 3.61 (0.61m.20.12m x 0.91m.18.59m)	Tenure We are informed by our client that the property is Freehold, this is to be confirmed by your legal advisor.
Kitchen / Breakfast Room 16'0" x 11'10" (4.90 x 3.63)	Council Tax Band E
to the first floor	School Catchment Welsh Medium Primary School : Y.G.G. Y CASTELL Welsh Medium Secondary School : Y GWYNIDY - YSGOL GYFUN CWM RHYMNI English Medium Primary School : CWRT RAWLIN PRIMARY English Medium Secondary School : ST. MARTINS COMPREHENSIVE SCHOOL
Landing	
Bedroom 10'11" x 12'4" (3.34 x 3.77)	
Ensuite	
Bedroom 9'7" x 11'10" (2.93 x 3.63)	
Bedroom 9'1" x 10'0" (2.77 x 3.05)	





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	80	83
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

