

www.jeffreygross.co.uk

CARDIFF

VALE

CAERPHILLY

BRISTOL



Edward Terrace

ABERTRIDWR

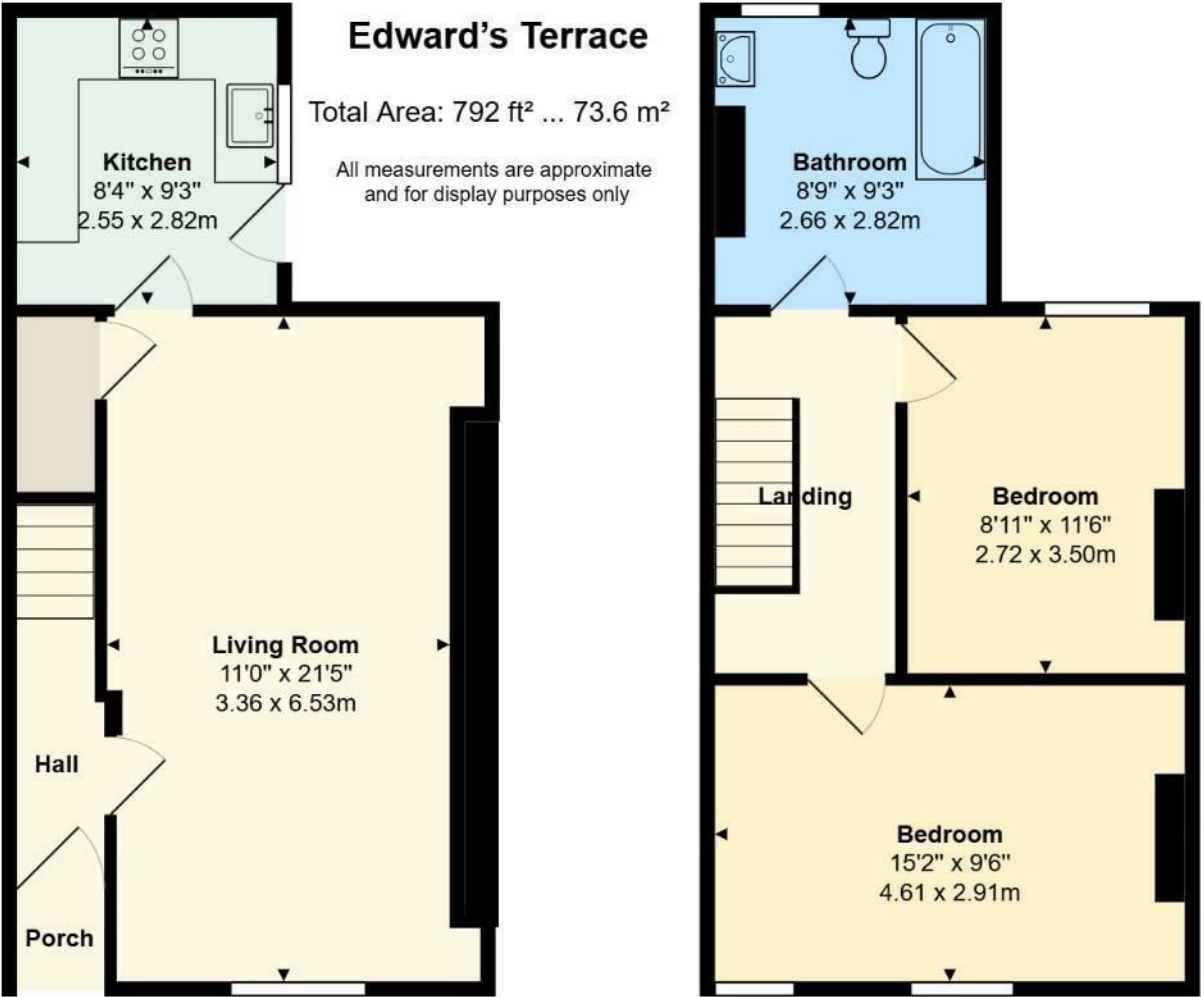


Comments by Lauren Williams



Property Specialist
Lauren Williams
Sales Negotiator

lauren.williams@brinsons.co.uk



This beautifully presented home combines modern living with charming surroundings – a must-see for any buyer looking to step onto the property ladder.

Comments by the Homeowner





Edward Terrace

Abertridwr, Caerphilly, CF83 4FJ

Asking Price

£160,000



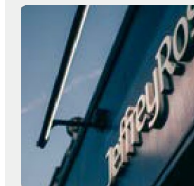
2 Bedroom(s)



1 Bathroom(s)



792.00 sq ft



Contact our
Llanishen Branch

02920 499680

Nestled in the popular area of Edward Terrace, Abertridwr, this delightful two-bedroom terraced house offers an excellent opportunity for first-time buyers or those seeking a stylish, low-maintenance home.

The property has been recently renovated throughout, creating a bright and modern living space ready for immediate occupation. The newly fitted kitchen is a standout feature, complete with contemporary units, modern appliances, and sleek finishes – perfect for anyone who enjoys cooking and entertaining.

The spacious reception room provides a comfortable and versatile area for both living and dining, while the two generous bedrooms offer plenty of space for relaxation. The modern bathroom has also been fully updated with quality fittings, offering a clean and inviting finish.

With no onward chain, this property is ready for you to move straight in.

Located in a sought-after area of Caerphilly, you'll find local shops, schools, and transport links just a short distance away, making it ideal for commuting and everyday convenience.

This beautifully presented home combines modern living with charming surroundings – a must-see for any buyer looking to step onto the property ladder.

EPC - D
COUNCIL TAX BAND - B
FREEHOLD





Porch

Hallway

Living room 11'0 x 21'5 (3.35m x 6.53m)

Kitchen 8'4 x 9'3 (2.54m x 2.82m)

Bathroom 8'9 x 9'3 (2.67m x 2.82m)

Bedroom 1 8'11 x 11'6 (2.72m x 3.51m)

Bedroom 2 15'2 x 19'6 (4.62m x 5.94m)

Council Tax
BAND - B

Tenure
FREEHOLD

These are the Schools for your Catchment Area
Welsh Medium Primary School : YSGOL IFOR BACH
Welsh Medium Secondary School : Y GWYNDY - YSGOL GYFUN CWM

RHYMNI
English Medium Primary School : CWMABER INFANTS/ CWMABER JUNIORS
English Medium Secondary School : ST CENYDD COMPREHENSIVE SCHOOL





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		87
(81-91) B		
(69-80) C		
(55-68) D	64	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

