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CARDIFF

VALE

CAERPHILLY

BRISTOL



*Heol y Pia*

GLENFIELDS



*With its high-quality refurbishment and stylish finish, this beautiful home is ready for its next owners to simply move in and enjoy.*

Comments by Lauren Williams



**Property Specialist**  
**Lauren Williams**  
Sales Negotiator

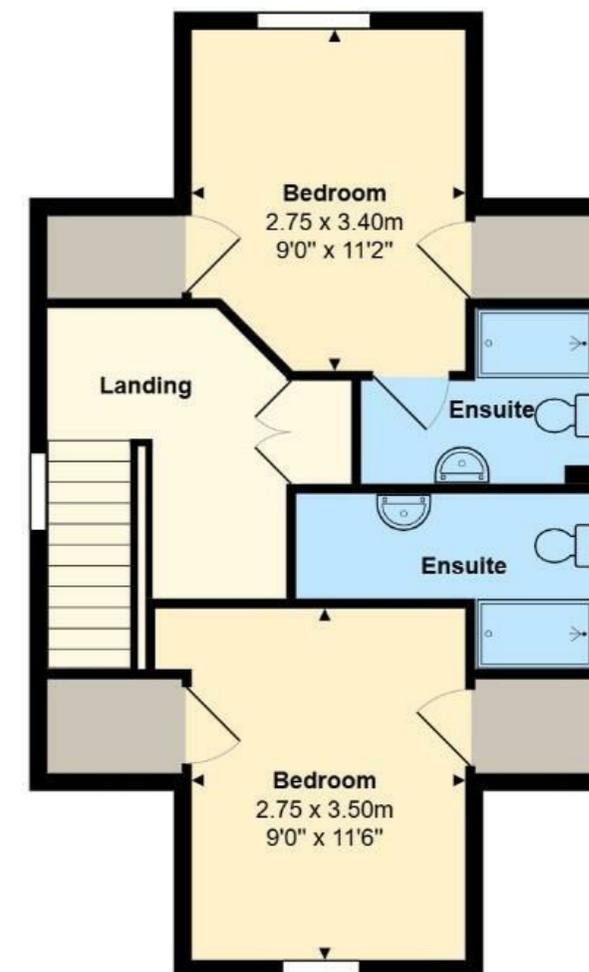
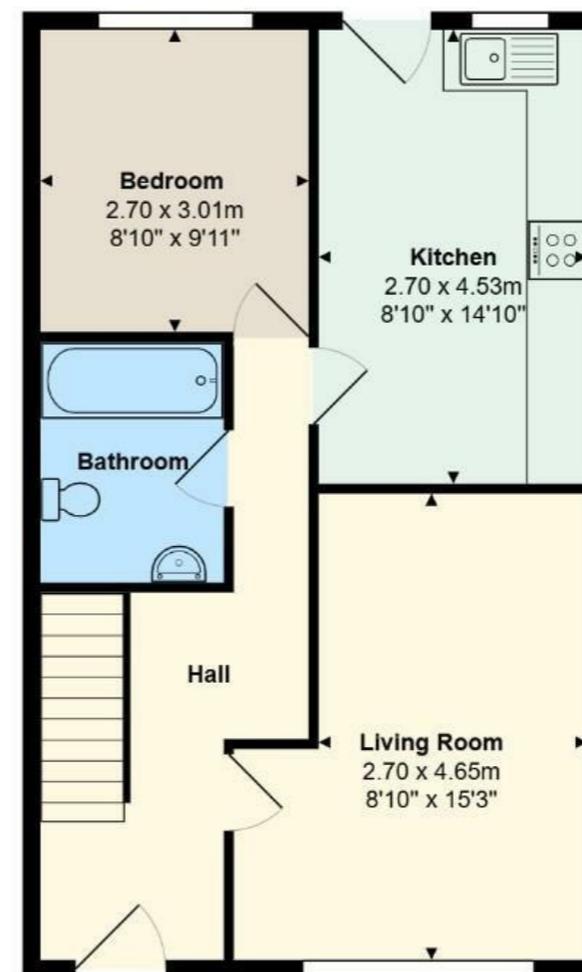
lauren.williams@brinsons.co.uk

*I bought the land to specifically build this lovely new property. Its been fitted out to a high standard, and I hope the new owners enjoy it as much as we hope they will.*

Comments by the Homeowner



## Heol Y Pia



Total Area: 91.8 m<sup>2</sup> ... 989 ft<sup>2</sup>

All measurements are approximate and for display purposes only



# Heol Y Pia

Glenfields, Caerphilly, CF83 2RW

Asking Price

£340,000



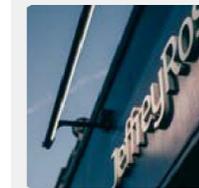
3 Bedroom(s)



3 Bathroom(s)



989.00 sq ft



Contact our

**Brinsons Caerphilly Branch**

029 20867711

Nestled in the highly desirable area of Heol Y Pia, Caerphilly, this beautifully presented brand new three-bedroom detached home perfectly combines modern style with everyday comfort.

Upon entering, you are greeted by a bright and spacious reception room—ideal for both relaxing evenings and entertaining guests. The contemporary kitchen has been thoughtfully designed with both functionality and style in mind, creating a welcoming space for cooking and dining.

The property offers three generously sized bedrooms, including two upstairs rooms that benefit from their own en-suite bathrooms, providing added privacy and convenience—perfect for families or guests.

Externally, the home features a private driveway with space for two vehicles, ensuring hassle-free parking. The outdoor area offers a pleasant setting to enjoy fresh air, whether it's a quiet morning coffee or social gatherings in the evening.

Set in a sought-after location, this exceptional home presents a fantastic opportunity for buyers seeking a move-in-ready property with modern finishes and a well-designed layout. As a brand new build finished to a high standard throughout, this stunning home offers the perfect turnkey purchase—early viewing is highly recommended to avoid missing out.



**Hallway**

**Living room 8'10 x 15'3 (2.69m x 4.65m)**

**Kitchen 8'10 x 14'10 (2.69m x 4.52m)**

**Bedroom 1/Dining Room 8'10 x 9'11 (2.69m x 3.02m)**

**Bathroom**

**Landing**

**Bedroom 2 9'0 x 11'2 (2.74m x 3.40m )**

**Ensuite**

**Bedroom 3 9'0 x 11'6 (2.74m x 3.51m )**

**Ensuite**

**Council Tax**

Rating - D

**Tenure**

-Freehold

**EPC**

-pending

**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 : HENDRE INFANTS / HENDRE JUNIOR  
 English Medium Secondary School : ST CENYDD COMPREHENSIVE SCHOOL

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**Energy Efficiency Rating**

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

