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CARDIFF VALE CAERPHILLY BRISTOL



St. Annes Gardens

MAESYCWMMER



This home offers an excellent opportunity for investors, first-time buyers, or anyone looking to create a home tailored to their own style. The property boasts plenty of parking, a garage, generous accommodation, and outstanding potential to add value, all within easy reach of local amenities, and excellent transport links.

Comments by Mr Ollie Vincent



Property Specialist

Mr Ollie Vincent

Senior valuer

ollie.vincent@jeffreyross.co.uk

I hope the new buyers love it as much as I have!

Comments by the Homeowner



St. Annes Gardens



Total Area: 93.7 m² ... 1009 ft² (excluding conservatory)

All measurements are approximate and for display purposes only









St. Annes Gardens

Maesycwmmer, Hengoed, CF82 7QR

Asking Price

£220,000

3 Bedroom(s) | 1 Bathroom(s) | 1009.00 sq ft



Contact our

Brinsons Caerphilly Branch

029 20867711

Charming Three-Bedroom Semi-Detached Home in Maesycwmmer – Chain Free

A spacious three-bedroom semi-detached home with conservatory, driveway parking and garage, ideally situated in the village of Maesycwmmer.

Located in the popular village of Maesycwmmer, this delightful semi-detached property on St. Annes Gardens offers approximately 1,009 sq. ft. of well-proportioned accommodation, making it an excellent choice for first-time buyers, growing families and investors alike. Offered chain free, the property presents an exciting opportunity for those looking for a straightforward purchase.

Upon entering, you are welcomed into a bright and spacious living room, providing a comfortable setting for relaxing with family or entertaining guests. The generous kitchen/diner offers plenty of space for everyday family life, complemented by a useful breakfast bar that provides additional seating and practicality.

A particular highlight of the property is the large conservatory, which allows an abundance of natural light to flow through the home and provides a versatile additional living space, ideal for dining, relaxing or enjoying views of the garden.

Upstairs, the property boasts three well-proportioned bedrooms, offering comfortable accommodation for families, guests or those requiring a home office. A family bathroom completes the internal accommodation.

Externally, the property benefits from private driveway parking and a garage, providing valuable off-road parking and additional storage.

Situated in the village of Maesycwmmer, the property enjoys a pleasant setting with the surrounding countryside close by, while local amenities and transport links are conveniently accessible.





Entrance Hall

Hall

Living Room 13'5" x 12'9" (4.10 x 3.90)

Kitchen / Diner 16'9" x 9'4" (5.11 x 2.86)

Conservatory

Garage

to the first floor

Landing

Bedroom 9'2" x 12'9" (2.80 x 3.90)

Bedroom 8'10" x 9'4" (2.70 x 2.86)

Bedroom 7'3" x 7'1" (2.21 x 2.16)

Bathroom

Tenure

We are informed by our client that the property is Freehold, this is to be confirmed by your legal advisor.

School Catchment

Welsh Medium Primary School : Y.G. BRO ALLTA
Welsh Medium Secondary School : YSGOL GYFUN CWM RHYMNI
English Medium Primary School : MAESYCWMMER PRIMARY
English Medium Secondary School : LEWIS SCHOOL PENGAM/
LEWIS GIRLS COMPREHENSIVE SCHOOL









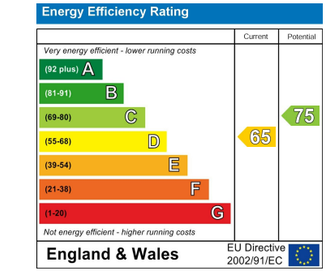











Energy Efficiency Rating
Current
Potential
Very energy efficient - lower running costs
(92 plus) A
(81-91) B
(69-80) C
(55-68) D
(39-54) E
(21-38) F
(1-20) G
Not energy efficient - higher running costs
65
75
England & Wales
EU Directive 2002/91/EC



