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## 68 Morel Street, Barry CF63 4PL £124,950 Freehold

2 BEDS | 1 BATH | 1 RECEPT | EPC RATING

A well presented mid terraced, two bedroom property ideally placed, near all amenities. Briefly comprising, entrance hallway, living room, fitted kitchen. To the first floor :- two bedrooms and a spacious family bathroom. Flush fronted to the pavement, to the rear, an enclosed rear garden with patio area. UPVC double glazing and gas central heating via combination.

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 	

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO2 emissions		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
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