











# 2 bedroom terraced house for sale, Mount Pleasant Place, Mountain Ash CF45 (79,995)



Location **Wales, Gwent**  
<https://www.freedasz.co.uk/x-162664-z>

A mid terrace, modernised and extended, 2 bedroom property in a quiet location South of Mountain Ash town centre. Spar dashed front elevation under a tile roof and benefiting from uPVC double glazing, gas central heating and a summer house to the rear. COMP: Inner Porch, Lounge, Kitchen, Ground Floor Bathroom, 2 Bedrooms, Summer House. Inner Porch Brown woodgrain uPVC double glazed door to an inner porch with wallpapered walls, coving and emulsion ceiling with ceiling rose. Tiled floor, storage cupboard. Lounge (20'10" x 13'2" (6.35m x 4.01m)) Emulsion walls, coving and emulsion ceiling. Wood laminate floor covering. Wall mounted electric fire, 2 double radiators, electric power points, alcove wall lights, open plan staircase. Lounge Kitchen (11'1" x 9'6" (3.38m x 2.90m)) Emulsion walls, coving and emulsion ceiling with recessed lighting. Tiled floor. Fitted wall and base units finished in Light Walnut with complementing worktops. Stainless steel sink unit with mixer taps. Integrated washer, tiled splashbacks, stainless steel electric oven, hob and chimney style cooker hood. Breakfast bar, 1 double radiator, electric power points. Kitchen Ground Floor Bathroom (8'8" x 8'7" (2.64m x 2.62m)) Half emulsion and half tongue and groove walls, coving and emulsion ceiling. Tiled floor. White suite comprising bath, w/c and pedestal wash hand basin. Corner shower cubicle with an electric shower unit. 1 double radiator, extractor fan. Landing Emulsion walls, coving and emulsion ceiling with attic access. Bedroom 1 (Front) (13'8" x 8'9" (4.17m x 2.67m)) Emulsion walls, coving and emulsion ceiling with a ceiling rose. Wood laminate floor covering. Built-in storage cupboard, sliding mirror wardrobes, 1 single radiator, electric power points. Bedroom 2 (Rear) (10'5" x 10'0" (3.18m x 3.05m)) Emulsion walls, coving and emulsion ceiling. Wood laminate floor covering. Sliding mirror wardrobes and built-in storage cupboard/airing cupboard, 1 single radiator, electric power points. Outside Rear yard and summer house. Summer House (13'8" x 9'0" (4.17m x 2.74m)) A concrete block summer house with emulsion walls and ceiling with recessed lighting. Wood laminate floor covering. Fitted wall and base units finished in maple with dark grey worktops, 1 double radiator, electric power points. Misdescriptions Act 1991 The Agent has not tested any apparatus, equipment fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their Solicitor or Surveyor. References to the tenure of a property are based on information supplied by the seller. The Agent has not had sight of the documents. A buyer is advised to obtain verification from their Solicitor. Items shown in photographs are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. Data Protection Act 1988 Please note that all personal information provided by customers wishing to receive information and / or services from the estate agent, for the purpose of providing services associated with the business of an estate agent and for the additional purposes set out in the

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