











4 bedroom semi-detached house for sale, Llangewydd Road, Bridgend, Bridgend. CF31



Location **Wales, West Glamorgan**
<https://www.freedasz.co.uk/x-164582-z>

Early internal viewing recommended This four bedroom semi detached benefits from ground floor bedroom and wet room, good size mature rear garden, garage and off road parking to the front. The property would prove an ideal first time purchase or family home. Description A four bedroom semi detached house situated within close proximity to Bridgend town centre with all amenities and facilities. The property benefits from a ground floor bedroom, ground floor wet room and off road parking. Early viewing highly recommended to fully appreciate. Entrance Via PVCu double glazed door with glazed side panel into: Entrance Hall Papered ceiling. Emulsioned walls. Fitted carpet. Lounge (11' 11" x 11' 1" or 3.62m x 3.38m) Papered and coved ceiling. Emulsioned walls. Fitted carpet. Focal point to the room being the gas fire with back boiler. PVCu double glazed window to front. Radiator. Archway into: Kitchen/Diner (17' 6" x 9' 6" or 5.34m x 2.89m) Dining area: Papered and coved ceiling. Emulsioned walls. Laminate flooring. Radiator. Kitchen: Artexed and coved ceiling. Emulsioned walls. A range of wall and base units with granite effect work top surfaces. Space for fridge/freezer and washing machine. PVCu part glazed door to side of property. PVCu double glazed window to rear. Radiator. Single drainer sink unit with mixer tap. Laminate flooring. Ground Floor Bedroom (14' 10" x 10' 5" or 4.51m x 3.17m) Accessed from dining room. Artexed ceiling. Emulsioned walls. Fitted carpet. Radiator. PVCu double glazed door to side of property. PVCu double glazed window to side. Door leading through into: Wet Room (10' 5" x 5' 5" or 3.17m x 1.66m) Two piece suite comprising of low level WC and pedestal wash hand basin and walk in shower area which is fully tiled. Non slip flooring. PVCu glazed window to rear. First floor landing Via staircase with fitted carpet. Papered ceiling and walls. Access into attic. PVCu frosted glazed window to side of property. Electric heater. Bathroom Artexed ceiling. Part emulsioned/part tiled walls. Three piece suite comprising of low level WC, pedestal wash hand basin and bath. PVCu frosted double glazed window to rear. Laminate flooring. Bedroom 1 (11' 11" x 8' 6" or 3.63m x 2.58m) Papered ceiling and walls with feature wallpaper. Fitted carpet. Fitted wardrobes. Radiator. PVCu double glazed window to front. Bedroom 2 (11' 0" x 9' 6" or 3.36m x 2.90m) Artexed ceiling. Emulsioned walls. Fitted carpet. PVCu double glazed window to rear. Radiator. Bedroom 3 (7' 9" x 6' 10" or 2.37m x 2.08m) Papered ceiling and walls. Laminate flooring. PVCu double glazed window to front. Radiator. Outside The front garden is mainly laid to lawn with shrub borders. Off road parking. The rear garden is mainly laid to lawn with mature shrubs, patio and gravel areas. Greenhouse. Outside tap. Single garage. Directions From Bridgend travel along Park Street up Bryntirion Hill and turn right at the traffic lights and Llangewydd Road is the fourth turning on the right where the property can be found on the right hand.

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