



**Garth View,
Bedwas CF83 8EW**

- EPC Rating: Awaited
- THREE BEDROOMS
- DETACHED BUNGALOW
- BEAUTIFUL VIEWS
- GARDENS FRONT AND REAR





About The Property

Very well presented three bedroom detached bungalow offering spacious living accommodation and views over Bedwas and Caerphilly. This property benefits from upvc double glazing and gas central heating. The accommodation briefly comprises: entrance hallway, living room, kitchen, three bedrooms, conservatory, bathroom and wc. Open plan front garden and drive providing off road parking, tiered and terraced enclosed rear garden.

Internal viewing is highly recommended to fully appreciate this property.

Accommodation

Ground Floor

Entrance Porch

Enter through upvc door to the front elevation, a spacious porch, fitted storage cupboards, ceiling light and door to the living room.

Living Room

16' 10" max x 18' max (5.13m max x 5.49m max)
Double glazed window to the front elevation, wood effect laminate flooring, radiator, power point(s) and ceiling light.
Door to:

Hallway

Doors to bathroom, three bedrooms and living room

Kitchen

13' 1" x 12' 5" (3.99m x 3.78m)
A range of fitted wall and base units with worktops over, sink and drainer, integrated eye level ovens, integrated hob with hood over, space for fridge freezer, double glazed window to the side elevation, door to the side elevation, power point(s), radiator, ceiling light.

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Bedroom One

11' 4" x 10' 11" (3.45m x 3.33m)

Bedroom/Dining room. Double glazed french doors to the rear elevation to access onto the garden, wood effect laminate flooring, radiator, power point(s) and ceiling light.

Bedroom Two

12' 3" x 10' 4" (3.73m x 3.15m)

Double glazed window to the rear elevation, fitted carpet, radiator, power point(s) and ceiling light.

Bedroom Three

9' 10" x 8' 3" (3.00m x 2.51m)

Double glazed window to the side elevation, fitted carpet, radiator, fitted wardrobe, power point(s) and ceiling light.

Conservatory

9' 3" x 8' (2.82m x 2.44m)

Mainly constructed of upvc double glazing, wall light(s), and double glazed patio door to the side elevation for access onto the garden.

Wc

Leading off the conservatory, Low level wc, wash hand basin, double glazed window to the side elevation and ceiling light.

Outside

Front

Off road parking, steps and path leading to the front door. Low maintenance front garden mainly laid to chippings.

Rear

An enclosed tiered rear garden comprising low maintenance areas mainly laid to patio. The rear garden benefits from beautiful views over the property to Caerphilly and Bedwas. The top tier is a wooden summer house and green house.



This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

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