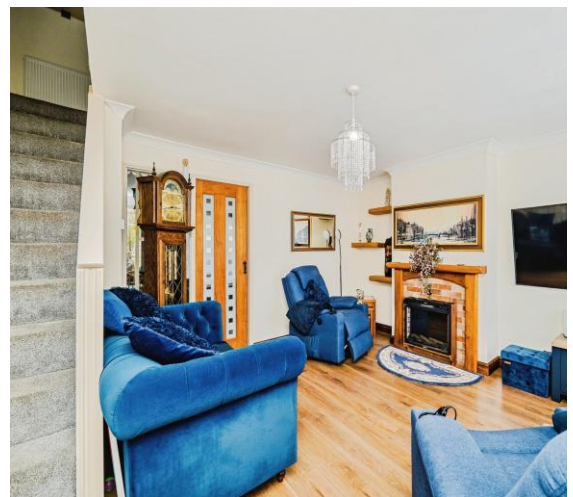




Willesden Road, offers over £230,000

- Extended 3 bedroom Semi-detached
- Spacious Generous Driveway to the front
- Beautifully Landscaped Rear Garden
- Council Tax Band C
- Out House Suitable For Home Office.
- EPC Rating: C



 3  1  2



About the property

Situated on the popular Willesden Road in Cefn Glas, this well-presented and extended three-bedroom semi-detached property offers an ideal family home in a convenient and sought-after location.

The property is perfectly positioned within close proximity to local schools, including Brynteg Comprehensive School, Llangewydd Primary School, and Cefn Glas Primary School, making it an excellent choice for families.

Internally, the accommodation comprises a welcoming entrance porch leading into a spacious lounge, which flows seamlessly through to a well-presented kitchen/diner at the rear—perfect for both everyday living and entertaining.

An added advantage is the side extension, currently utilised as storage, which offers fantastic potential. This versatile space could easily be transformed into a home office, playroom, additional reception room, or even a fourth bedroom, subject to requirements.





Accommodation

Entrance Porch

Lounge

14' 5" x 13' 1" (4.39m x 3.99m)

Kitchen/Diner

14' 5" x 10' 2" (4.39m x 3.10m)

Reception/Storage

26' 3" x 7' 3" (8.00m x 2.21m)

First Floor

Landing

Bedroom One

14' 9" max x 14' 5" max (4.50m max x 4.39m max)

Bedroom Two

26' 7" x 7' 3" (8.10m x 2.21m)

Bedroom Three

8' 10" x 7' 10" (2.69m x 2.39m)

Bathroom

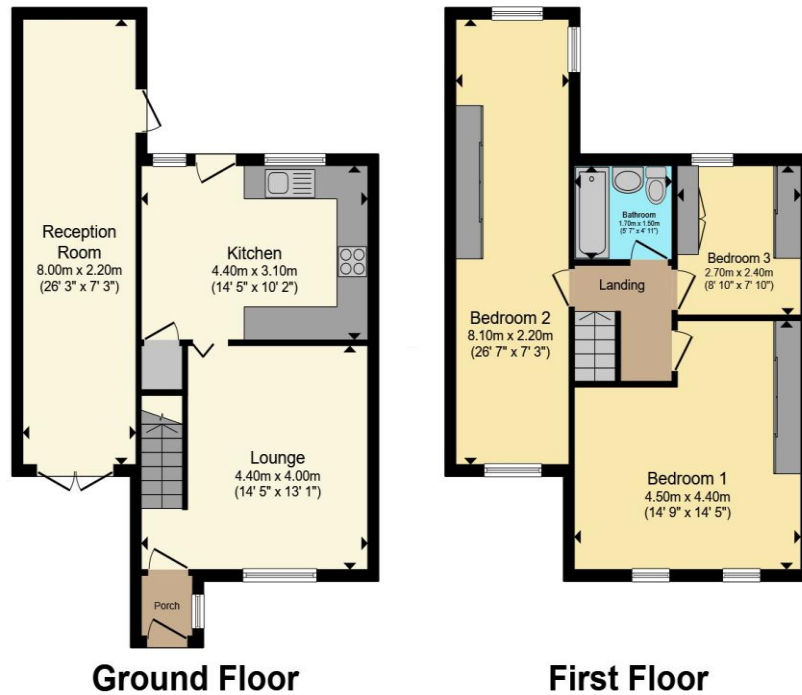
Agent Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

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Floorplan



Total floor area 101.9 m² (1,097 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Important Information

Note while we endeavour to make our sales details accurate and reliable, if there is any point which is of particular interest to you, please contact the office and we will be pleased to confirm the position for you. We have not personally tested any apparatus, equipment, fixtures, fittings or services and cannot verify they are in working order or fit for their purposes. Nothing in these particulars is intended to indicate that carpets or curtains, furnishings or fittings, electrical goods (whether wired or not). Gas fires or light fittings or any other fixtures not expressly included form part of the property offered for sale. This computer generated Floorplan, if applicable, is intended as a general guide to the layout and design of the property. It is not to scale and should not be relied upon for dimensions. Tenure: We cannot confirm the tenure of the property as we have not had access to the legal documents. The buyer is advised to obtain verification from their solicitor or surveyor.