



## Chapel Road, £175,000

- No onward chain
- Well-presented throughout
- Spacious living accommodation
- Enclosed rear garden
- Sought-after location
- Close to local amenities and transport links
- EPC Rating: Awaited



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## About the property

Offered to the market with no onward chain, this well-presented three-bedroom mid-terrace property provides spacious accommodation and is an ideal purchase for first-time buyers, families, or investors alike.

The property comprises an inviting entrance hall leading to a generous lounge, offering a comfortable space for relaxing and entertaining. The fitted kitchen provides a range of wall and base units with ample worktop space and room for dining, creating a practical hub of the home.

To the first floor are three well-proportioned bedrooms, all offering versatile space to suit a variety of lifestyle needs. The family bathroom is fitted with a modern suite and completes the first-floor accommodation.

Externally, the property benefits from an enclosed rear garden, providing a private outdoor space ideal for enjoying the warmer months, children's play, or al fresco dining. To the front, there is unrestricted on-street parking available nearby.

Throughout, the home has been maintained to a good standard and is ready for immediate occupation, allowing a purchaser to move straight in and make the property their own over time if desired.



## Accommodation

**Ground Floor**

**Hallway**

**Living Room**

**Kitchen**

**First Floor**

**Landing**

**Bedroom One**

**Bedroom Two**

**Bedroom Three**

**Bathroom**

**Agents 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 have been

completed the fee cannot be refunded, even if the property purchase does not go ahead.

01495360922

ebbwvale@peteralan.co.uk

## Floorplan



Total floor area 115.7 m<sup>2</sup> (1,245 sq.ft.) approx

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