

Graig Road,

offers in the region of £240,000



- 3 Bed Semi Detached Property
- No Ongoing Chain
- Modern Décor Throughout
- Conservatory/Dining room
- Stunning Surrounding Views
- Close To M4 Corridor
- Sought-After Location With Excellent Local Amenities
- EPC Ratina: D

3 1 2

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About the property

Welcome to this beautifully presented three-bedroom semi-detached property, situated in the highly desirable village of Glais. Modern throughout and thoughtfully designed, this home offers a perfect blend of style, comfort, and practicality-ideal for families, professionals, or those seeking flexible living space.

Upon entering the property, you are greeted by a bright and inviting conservatory/dining room, providing a wonderful space for entertaining or everyday family meals. This area flows seamlessly into the contemporary kitchen, designed for both functionality and style. From here, the layout continues effortlessly into the spacious living room, creating a natural flow throughout the home.French patio doors leading onto the outdoor decking.

Additionally, the ground floor benefits from a versatile extra reception room, which can be adapted to suit your needs-whether as a fourth bedroom, home office, playroom, or snug.

Upstairs, the property boasts three generously sized bedrooms, each offering ample space and natural light. Completing the first floor is a well-appointed family bathroom.



Accommodation

Hallway

Lounge

18' 2" x 13' 1" (5.54m x 3.99m)
Kitchen

15' 9" x 7' 8" (4.80m x 2.34m)
Bedroom One

14' 1" x 8' 5" (4.29m x 2.57m)
Bedroom Three

8' 11" x 8' 7" (2.72m x 2.62m)
Bedroom Two

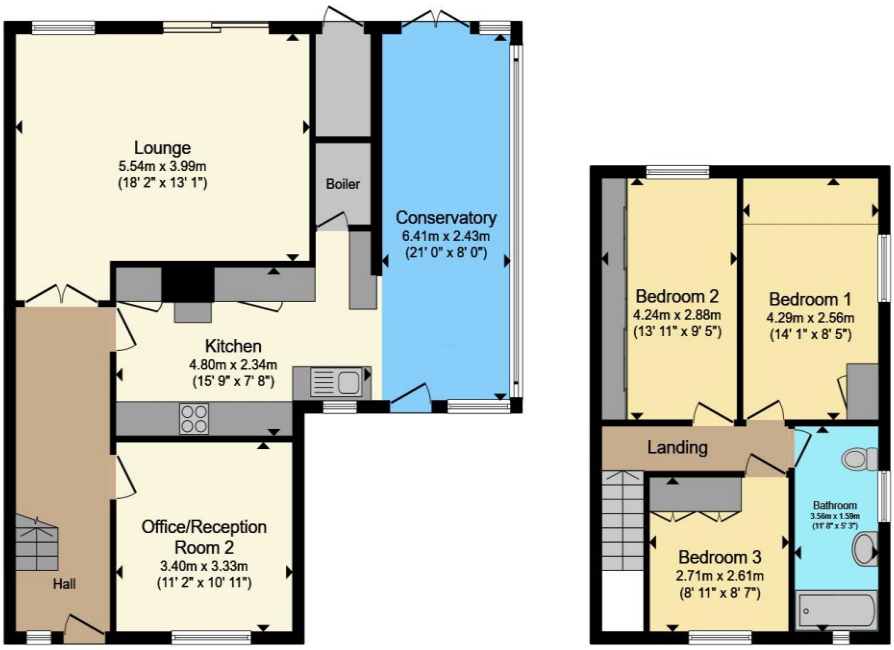
13' 11" x 9' 5" (4.24m x 2.87m)
Office/Reception Room Two

11' 2" x 10' 11" (3.40m x 3.33m)
Conservatory/Dining Room

21' x 8' (6.40m x 2.44m)
Utility Room

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Floorplan



Total floor area 122.5 m² (1,319 sq.ft.) approx

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