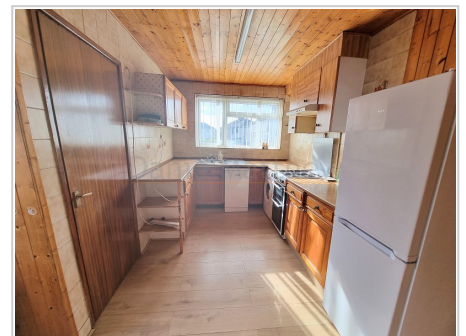


5 Pyle Road
Pyle
Bridgend County
CF33 6AE

£160,000



- THREE BEDROOM SEMI DETACHED
- TWO RECEPTION ROOMS
- KITCHEN/DINER
- DOWNSTAIRS CLOAKROOM
- SHOWER ROOM UPSTAIRS
- THREE BEDROOMS
- REAR PARKING
- SPACIOUS GARDEN
- IN NEED OF MODERNISING
- CLOSE TO M4 AND AMENITIES

Ref: PRA10694

Viewing Instructions: Strictly By Appointment Only

General Description

* Family home with no chain * Daniel Matthew are pleased to offer for sale this three bedroom semi detached property which is comprising hallway, lounge, kitchen/diner, second reception room and cloakroom to the ground floor. To the first floor three bedrooms and family shower room . Further benefits large rear garden and rear driveway. In need of modernising and Offered with No Onward Chain, call our team for further details.

Accommodation



Entrance Hallway

Enter via door into the hallway, access to first floor via staircase, spacious under stairs storage cupboard, textured ceiling, plain walls and access to ground floor rooms.



Lounge (14' 8" x 12' 1") or (4.47m x 3.69m)

UPVC doors opening out to the garden, papered walls, carpet flooring, panel ceiling and radiator.



Second Reception Room (11' 1" x 10' 0") or (3.38m x 3.04m)

UPVC window, papered walls, carpet flooring, papered ceiling and radiator.



Kitchen/ Diner (13' 7" x 10' 10") or (4.15m x 3.30m)

UPVC window to front and side, Range of wall and base units with complimentary worktops, stainless steel sink, space for a cooker and space for a washing machine, feature wood panel walls and ceiling, laminate flooring and radiator, door access to the cloakroom and door leading to the side of the property.

Cloakroom/w.c

Downstairs low level wc and side window.



Landing

Window to side aspect, papered walls, textured ceiling, attic hatch and access to first floor rooms.



Bedroom One (13' 9" x 11' 2") or (4.18m x 3.41m)

UPVC window to front aspect, papered walls, textured ceiling and radiator.



Bedroom Two (11' 1" x 10' 0") or (3.37m x 3.05m)

UPVC window to front aspect, papered walls, textured ceiling and radiator.



Bedroom Three (14' 11" x 8' 9") or (4.54m x 2.67m)

UPVC window to front aspect, papered walls, textured ceiling, fitted storage and one housing the boiler and radiator.

Bathroom (9' 7" x 4' 11") or (2.91m x 1.49m)

UPVC window to front aspect, three piece suite comprising walk in shower, low level WC and pedestal wash and basin, textured ceiling and radiator.



Outside

Generous garden with wall boundary, drive and gates to enclose the parking, spacious garden with endless potential.

Services

Mains electricity, mains water, mains gas, mains drainage

EPC Rating: D66

Tenure

We are informed that the tenure is Freehold

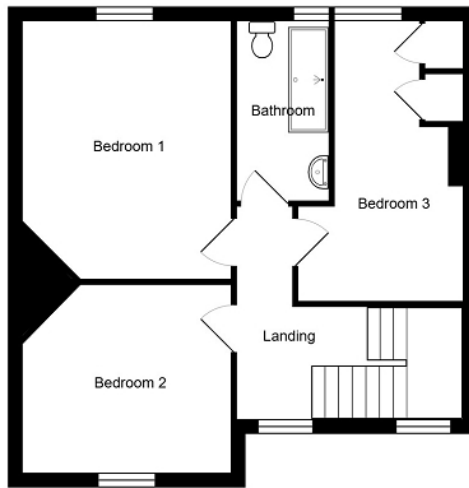
Council Tax

Band B





GROUND FLOOR



FIRST FLOOR

Every effort has been taken in preparing these details as carefully as possible, however, intending purchasers should be aware that their accuracy is not guaranteed, all measurements are approximate and this does not form any part of any contract. Daniel Matthew Estate Agents has not tested any apparatus, fixtures, fittings, central heating systems or services mentioned in these particulars and intending purchasers are advised to satisfy themselves as to their working order or condition.