



33 Rowan Way, Blaenavon NP4 9EE

Modern 3 Bedroomed Detached House

Guide Price of
£300,000

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Overview

- Modern 3 Bedroomed Detached House
- Built by developer "Butler Wall "
- Ideal family Home
- Lounge & Kitchen/Diner
- Gas Central Heating & Combi Boiler
- Upvc Double Glazing.
- Master Bedroom with En-suite
- Driveway and enclosed rear garden.



‘Modern Detached Three Bedroomed House in popular development’

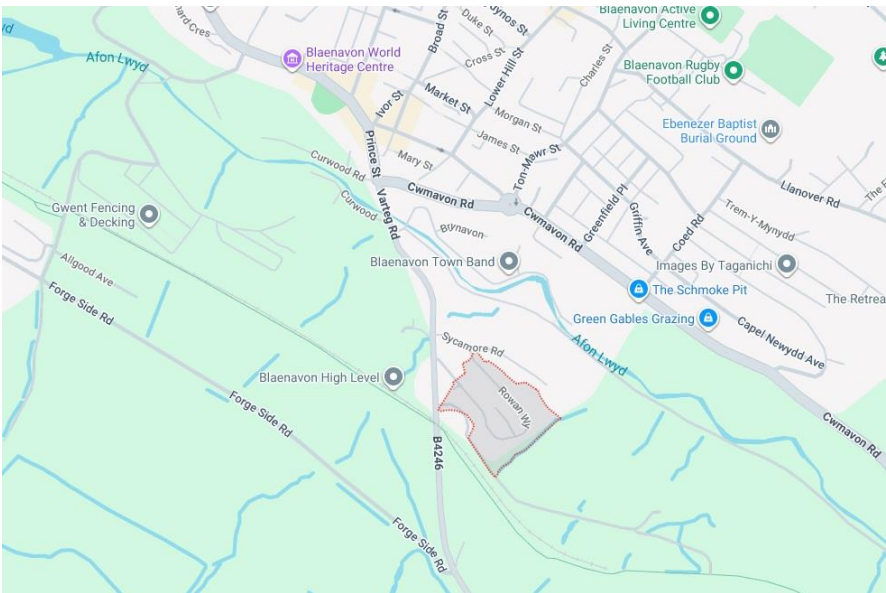


Situated on the highly sought after Woodland View development in the Heritage town of Blaenavon, this Three Bedroomed Detached home built by the developer "Butler Wall " offers good size family accommodation comprising: Entrance Hall, Cloakroom, Kitchen/Diner, Rear Lounge, Master Bedroom with En-Suite, Two further Bedrooms and a Family Bathroom to the first floor.



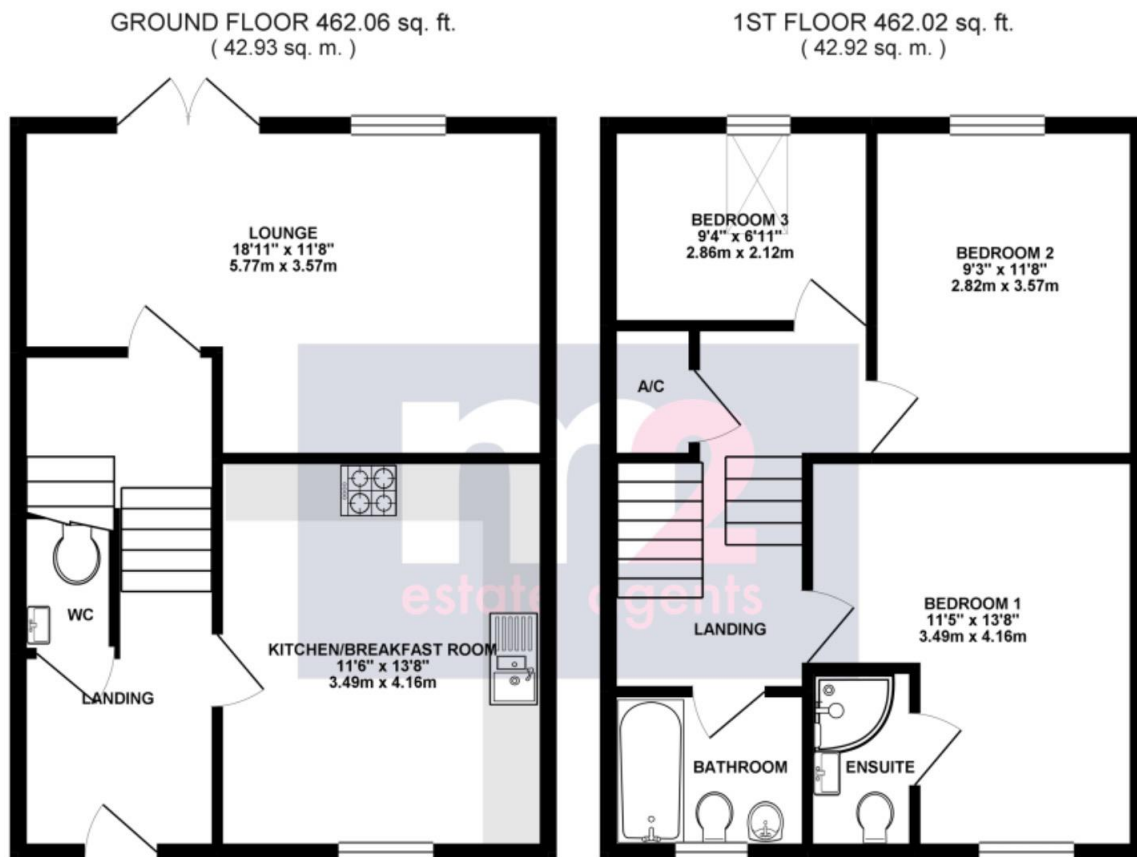
This home affords full gas central heating via a combination boiler and Upvc Double Glazing throughout.

To the outside there is a driveway to one side with steps leading up to a flat enclosed rear garden area, with paved patio to the foreground and surrounding fencing. The home is also offered with the benefit of no onward chain.



Directions

Blaenavon town itself has World Heritage status and has many places to visit including the Big Pit Museum and Blaenavon Ironworks. The town also benefits a local primary school. The property has great links to all major road links and within easy access of Abergavenny, Pontypool and Brynmawr.



TOTAL FLOOR AREA : 924.07 sq. ft. (85.85 sq. m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Score	Energy rating	Current	Potential
92+	A		93 A
81-91	B	82 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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