

57 Montclair Avenue, Blackwood, Caerphilly. NP12 1EF

£199,950



FOR SALE

PROPERTY DESCRIPTION

THIS THREE BEDROOM SEMI DETACHED PROPERTY WOULD MAKE AN IDEAL FAMILY HOME AND IS SITUATED WITHIN CLOSE PROXIMITY TO BLACKWOOD TOWN CENTRE.....

A spacious three bedroom semi detached property conveniently located to Blackwood Town Centre with the Maxine Cinema, Blackwood Miners Institute, local bars, cafes and public transport.

The accommodation briefly comprises to the ground floor, entrance hallway, open plan lounge dining room and kitchen.

Whilst to the first floor there are three bedrooms and family bathroom.

Other features include gas central heating, double glazing, front garden with hardstanding and rear garden with a sheltered pergola ideal for entertaining.

Viewing recommended!!!

FEATURES

- THREE BEDROOM SEMI DETACHED PROPERTY
- OPEN PLAN LOUNGE/DINING ROOM
- FITTED KITCHEN
- FAMILY BATHROOM
- FRONT AND REAR GARDENS
- SHELTERED PERGOLA
- HARDSTANDING
- DOUBLE GLAZING & GAS CENTRAL HEATING
- VIEWING RECOMMENDED !!!
- EPC: C



ROOM DESCRIPTIONS

GROUND FLOOR

ENTRANCE

Enter via a obscure part glazed front door.

ENTRANCE HALLWAY

Coved finish to the ceiling, laminate flooring, stairs to the first floor. Open plan to:

LOUNGE/DINING ROOM

14' 4" x 19' 1" (4.37m x 5.82m)

Double glazed window to the front and rear aspects, coved finish to the ceiling, inset "Feature" surround, three central heating radiators, laminate flooring.

KITCHEN

12' 9" x 13' 3" Max into recess (3.89m x 4.04m)

Double glazed window to the rear and side aspects, obscure part glazed door to the side aspect, coved finish to the ceiling, range of wall and base units with rolled edge work surfaces over, inset one and half bowl stainless steel .sink unit with drainer and mixer tap over, single oven, four ring electric hob, tiled splash back areas, plumbing for automatic washing machine, space for fridge/freezer, central heating radiator, tiled flooring.

STAIRS TO THE FIRST FLOOR

LANDING

Double glazed window to the side aspect, textured finish to the ceiling, access to loft space. Doors through to:

BEDROOM 1

14' 4" x 8' 9" (4.37m x 2.67m)

Double glazed window to the rear aspect, central heating radiator.

BEDROOM 2

13' 4" x 10' 0" (4.06m x 3.05m)

Double glazed window to the front aspect, central heating radiator, storage cupboard housing wall mounted boiler serving domestic hot water and central heating system, laminate flooring.

BEDROOM 3

6' 4" x 10' 0" (1.93m x 3.05m)

Double glazed window to the front aspect, storage cupboard, central heating radiator, laminate flooring.

BATHROOM

8' 8" x 5' 4" (2.64m x 1.63m)

Two obscure double glazed windows to the rear aspect, paneled effect to the ceiling, three piece suite comprising, panelled bath with mixer tap over and hand shower attachment over, pedestal wash hand basin with mixer tap over, low level wc, tiled surround, wall mounted chrome towel heater.

OUTSIDE

FRONT

Lawn with hardstanding and wooden gate giving access to the rear garden.

REAR

Pergola sheltered area leading to steps up to enclosed garden with paved patio area leading to lawn.

N.B.

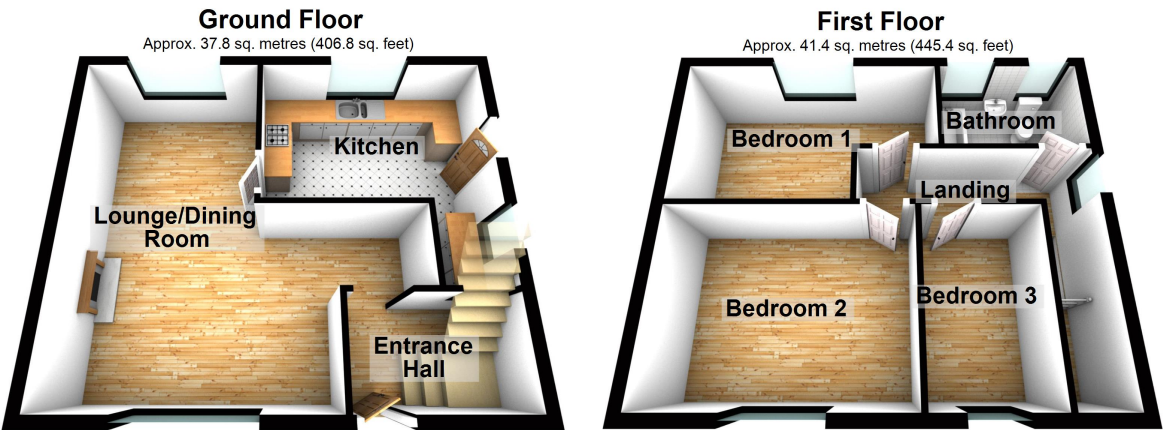
J W Homes Estate and Lettings Agents stress that all prospective purchasers must satisfy themselves as to the condition of the property and all installations.

VIEWING

If you wish to view this property or place an offer please contact J W Homes Estate and Letting Agents on 01495 223757 where we will be able to offer free independent mortgage advice, if required.



FLOORPLAN & EPC



Total area: approx. 79.2 sq. metres (852.2 sq. feet)

