

2 Denbigh Close, Blackwood, Caerphilly. NP12 1JH

£349,995



REDUCED

PROPERTY DESCRIPTION

CHAIN FREE !!!

IDEAL FOUR BEDROOM FAMILY HOME SET IN A DESIRABLE LOCATION WITH GENEROUS PLOT SIZE AND SOUTH WESTERLY FACING GARDENS !!! VIEWING ESSENTIAL IN ORDER TO FULLY APPRECIATE !!

Accommodation briefly comprises to the ground floor: entrance porch, hallway, wc/cloakroom, lounge, dining room, sun lounge, kitchen, utility room and garage.

Whilst to the first floor are four bedrooms and shower room.

Other features include New Worcester Boiler, double glazing, generous front and enclosed rear garden, driveway offering ample off road parking.

Viewing highly recommended in order to fully appreciate!!!

No Chain !!!

FEATURES

- DESIRABLE LOCATION !!
- EX GROVE PARK SHOW HOUSE
- 4 BEDROOM DETACHED PROPERTY
- IDEAL FAMILY ACCOMMODATION
- GENEROUS PLOT SIZE
- SOUTH WESTERLEY FACING GARDENS
- AMPLE OFF ROAD PARKING & GARAGE
- CUL DE SAC POSITION
- MUST BE VIEWED TO FULLY APPRECIATE !!
- EPC: C



ROOM DESCRIPTIONS

GROUND FLOOR

ENTRANCE

Enter via an obscure double glazed front door.

ENTRANCE PORCH

Double glazed window to the side aspect, tiled flooring.
Door through to:

ENTRANCE HALLWAY

Textured finish to the ceiling, access to loft space, central heating radiator, stairs to the first floor. Doors through to:

WC/CLOAKROOM

Obscure single glazed window to the side aspect, (Into porch area) cladding effect to the ceiling, two piece suite comprising, low level wc, wall mounted wash hand basin, tiled surround, tiled flooring.

LOUNGE

19' 4" x 11' 3" Max into recess (5.89m x 3.43m)
Double glazed picture windows to the front and side aspects, coved and textured finish to the ceiling, two central heating radiators, "Living Flame" coal effect gas fire with oak surround and marble back plate and hearth, laminate flooring.

DINING ROOM

9' 4" x 8' 4" (2.84m x 2.54m)
Coved and textured finish to the ceiling, central heating radiator, serving hatch into the kitchen, laminate flooring.
Open plan to:

SUN ROOM

9' 4" x 6' 5" (2.84m x 1.96m)
Coved and textured finish to the ceiling, double glazed sliding patio doors to the rear garden.

KITCHEN

9' 7" x 8' 2" (2.92m x 2.49m)
Double glazed window to the rear aspect, textured finish to the ceiling with inset spot lighting, range of wall and base units with rolled edge work surfaces over and breakfast bar, one and half bowl polycarbonate sink unit with drainer and mixer tap over, tiled splashback areas, intergraded appliances include fridge, dish washer and slot in electric cooker with pull out extractor fan over, central heating radiator, tiled flooring, serving hatch into the dining room.

UTILITY ROOM

4' 4" x 5' 3" (1.32m x 1.60m)
Double glazed door and window to the rear aspect, textured finish to the ceiling, inset spot lighting, range of wall and base units with rolled edge work surfaces over, tiled splash back areas, tiled flooring. Door through to:

GARAGE

7' 5" x 16' 2" (2.26m x 4.93m)
Double glazed door to the rear aspect, textured finish to the ceiling, electric remote controlled garage door, plumbing for automatic washing machine, wall mounted wash hand basin, central heating radiator.

STAIRS TO THE FIRST FLOOR

LANDING

Double glazed window to the side aspect, textured finish to the ceiling, storage cupboard. Doors through to:

BEDROOM 1

10' 5" x 11' 3" (3.17m x 3.43m)
Double glazed window to the front aspect, textured finish to the ceiling, fitted double mirror wardrobes, central heating radiator.

BEDROOM 2

9' 2" x 11' 4" (2.79m x 3.45m)
Double glazed window to the front aspect, textured finish to the ceiling, central heating radiator.

ROOM DESCRIPTIONS

BEDROOM 3

10' 4" x 8' 4" (3.15m x 2.54m)

Double glazed window to the rear aspect, textured finish to the ceiling, free standing mirror wardrobes, central heating radiator.

BEDROOM 4

8' 10" x 5' 1" Min (2.69m x 1.55m)

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

SHOWER ROOM

6' 2" x 9' 11" (1.88m x 3.02m)

Obscure double glazed window to the side aspect, cladding effect to the ceiling with inset spot lighting, three piece suite comprising, step in shower enclosure, close coupled wc, vanity unit housing wash hand basin with mixer tap over, tiled surround and tiled flooring, wall mounted heated towel rail.

OUTSIDE

FRONT

Block paved driveway leading to garage, generous lawn and mature shrubbery, wrought iron gate giving access to the rear.

REAR

Enclosed generous garden with large paved patio area, gravelled area, greenhouse, mature shrubbery and sweeping lawn.

N.B.

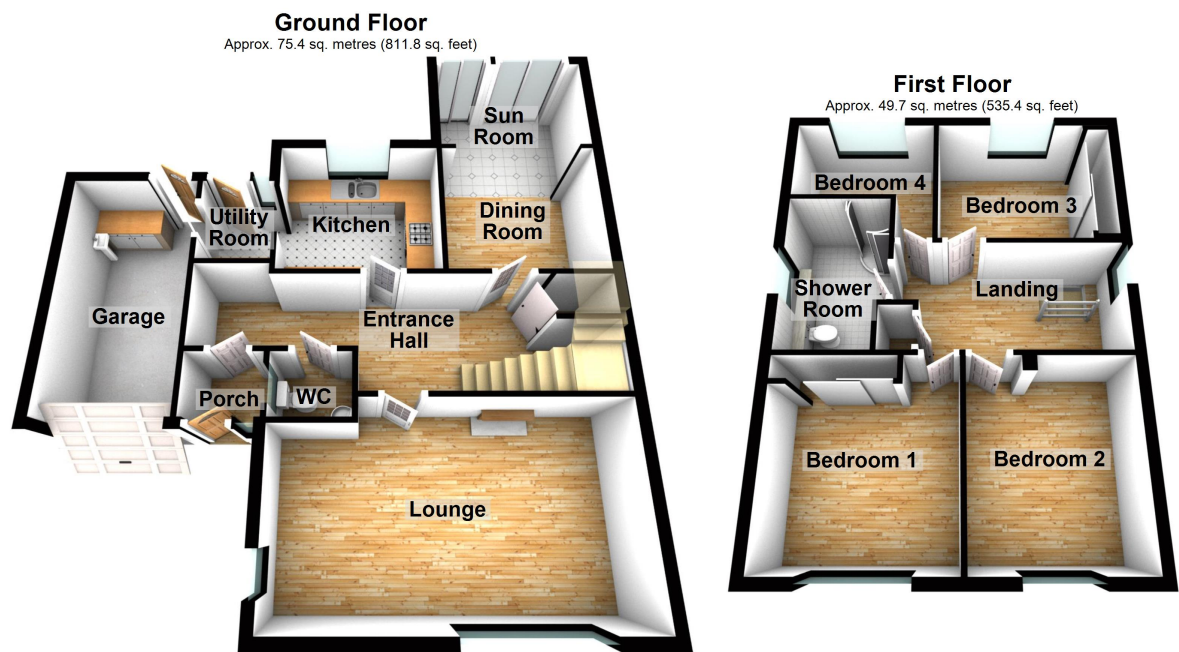
J W Homes Estate and Lettings Agents stress that all prospective purchasers must satisfy themselves as to the condition of the property and all installations.

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. 125.2 sq. metres (1347.2 sq. feet)

