



4 bed terraced house to buy in

George Street, Cwmcarn, Newport,
Caerphilly, NP11 7ES

£95,000 Starting Bid

 x 4  x 1  x 2

Tenure

Freehold

On Street parking

Property features

- ✓ Being Sold via Secure Sale online bidding. Terms & Conditions apply
- ✓ Immediate 'exchange of contracts' available
- ✓ SEPARATE LOUNGE/DINING
- ✓ 4 BEDROOMS
- ✓ EPC Rating D

Key Information

- ✓ Council Tax: **Band B**
- ✓ EPC Rating: **D**
- ✓ Heating supply: **Gas**
- ✓ Electric supply: **National Grid**
- ✓ Water supply: **Direct mains water**
- ✓ Broadband: **FTTP (fibre to the premises)**
- ✓ Mobile signal: **Good**

Description

Being Sold via Secure Sale online bidding. Terms & Conditions apply.

Pattinson Auction in connection with Davis & Sons offer FOR SALE this 4 bedroom house close to Cwmcarn village centre, the property is in need of renovation and is a great project, this will make a great family home.

Located very close to Cwmcarn village centre with a range of local shops. For those who like to go out and about, Cwmcarn has good bus services, the A467 is close by and Crosskeys train station is less than 2 miles. If you like the outdoors, Cwmcarn Forest Drive is in easy reach which includes the mountain biking trails, Monmouthshire and Brecon Canal is in easy reach for walkers, cyclists and dog walkers.

Contact us to arrange a viewing.

Hallway

Entrance door, stairs to the first floor, laminate flooring, radiator, door to:

Dining Room

3.15m x 3.88m (10' 4" x 12' 9")

Double glazed window to the front, radiator.

Lounge

4.02m x 3.89m (13' 2" x 12' 9")

Double glazed window to the rear, wall mounted gas fire, back boiler, under stair storage cupboard, radiator, door to:

Kitchen

3.08m x 2.75m (10' 1" x 9' 0")

Double glazed window to the side, obscured glass door to the side leading to the rear garden, range of wall and base units, stainless steel sink with a chrome mixer tap, storage cupboard, door to:

Bathroom

2.06m x 1.66m (6' 9" x 5' 5")

Obscured glass double glazed window, panelled bath with shower over, pedestal wash hand basin, tiled splash backs, radiator.

WC

Obscured glass double glazed window to the rear, close coupled WC.

Landing

Hatch to the attic space, storage cupboard, doors to:

Bedroom 1

3.47m x 3.05m (11' 5" x 10' 0")

Double glazed window to the rear, airing cupboard with the hot water cylinder, radiator.

Bedroom 2

3.72m x 3.08m (12' 2" x 10' 1")

Double glazed window to the front, radiator.

Bedroom 3

3.04m x 2.76m (10' 0" x 9' 1")

Double glazed window to the rear, radiator.

Bedroom 4

2.85m x 1.78m (9' 4" x 5' 10")

Double glazed window to the front, radiator.

Rear Garden

In need of cultivation, nice views of the surrounding area.

Views

Nice views over the valley.

Council Tax Band: B

Tenure: Freehold

Price: Starting Bid £95,000

Property Type: Terraced House

Parking: On Street

Construction materials: Brick and block

Roofing type: Slate tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: FTTP (fibre to the premises)

Mobile signal coverage: Good

Hallway

Entrance door, stairs to the first floor, laminate flooring, radiator, door to:

Dining Room

3.15m x 3.88m (10'4" x 12'8")

Double glazed window to the front, radiator.

Lounge

4.02m x 3.89m (13'2" x 12'9")

Double glazed window to the rear, wall mounted gas fire , back boiler, under stair storage cupboard, radiator, door to:

Kitchen

3.08m x 2.75m (10'1" x 9'0")

Double glazed window to the side, obscured glass door to the side leading to the rear garden, range of wall and base units, stainless steel sink with a chrome mixer tap, storage cupboard, door to:

Bathroom

2.06m x 1.66m (6'9" x 5'5")

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WC

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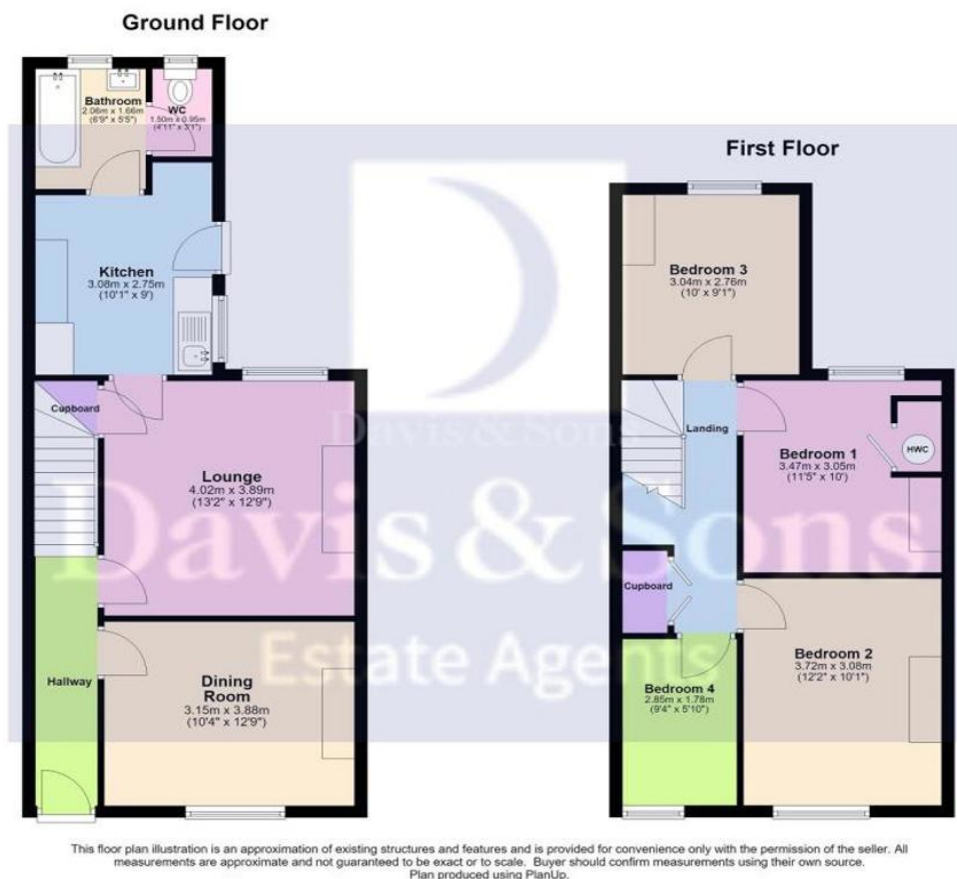
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C		80
(55-68) D	60	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

George Street, Cwmcarn, Newport, Caerphilly, NP11 7ES

Contact your local branch today for more information on this property:

32 High Street, Chatteris, Cambridgeshire, PE16 6BG, Tel: 01354 697804, admin@kavanaghhayes.co.uk, www.kavanaghhayes.co.uk

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