



**Hylton Terrace
Bedlinog
Treharris
Mid Glamorgan
CF46 6RG**

Offers in Excess of £99,000

bettermove

Hylton Terrace Treharris

Bettermove are proud to present this 3 bedroom terraced house in Treharris, available with no forward chain.

The property benefits from double glazing, gas central heating throughout and has on street parking available. The council tax band is A.

The interior of this property comprises a spacious living room, family bathroom and fitted kitchen on the ground floor. The first floor consists of 3 bedrooms. The exterior boasts a private rear garden, perfect for enjoying the summer months.

Located in the popular town of Bedlinog, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs. Excellent transport connections can be found from the A470, Troed-y-Rhiw train station and local bus routes.

This exciting opportunity should not be missed! All enquiries can be made through Bettermove.

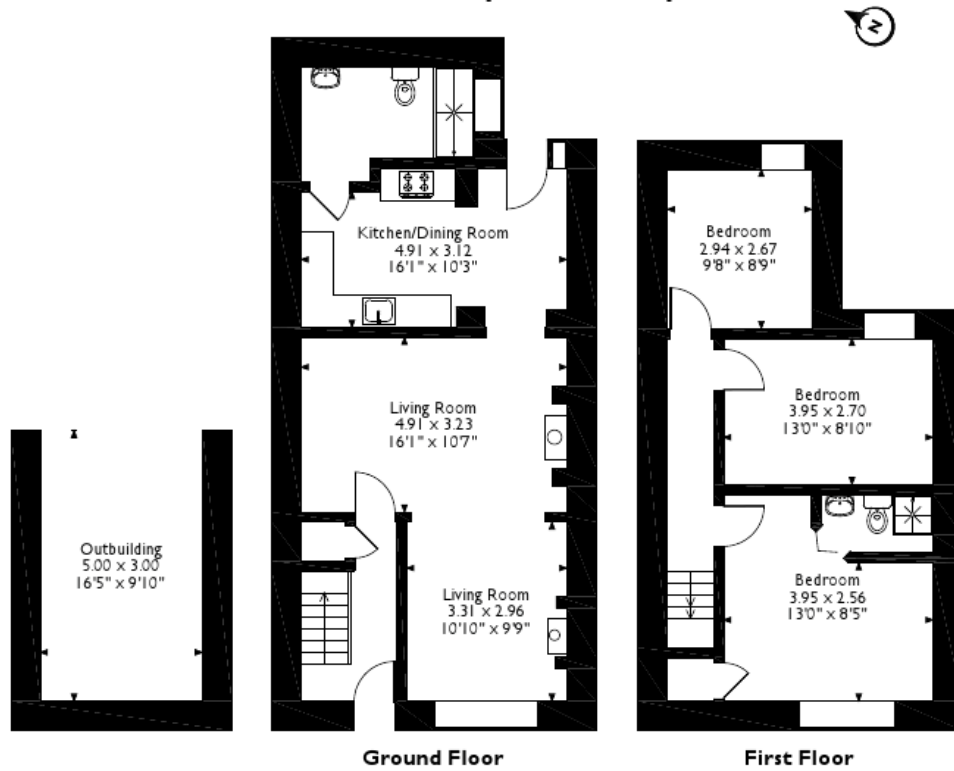
You can secure the purchase today by paying an exclusivity fee of £1,000 which gives you the rights to purchase within a given timeframe.

Paying this fee ensures that the seller takes their property off the market and reserves it exclusively for you, therefore eliminating the risk of gazumping and aborted costs.

The exclusivity fee is returned to you upon successful completion of the property.



Hylton Terrace, Bedlinog, Treharris
 Approximate Gross Internal Area
 Main House = 95 Sq M/1022 Sq Ft
 Outbuilding = 15 Sq M/161 Sq Ft
 Total = 110 Sq M/1183 Sq Ft



Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		
(69-80) C		80
(55-68) D	61	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	



20-22 Bridge End, Leeds, LS1 4DJ
t: 0330 004 0050 e: hello@bettermove.co.uk
www.bettermove.co.uk