



Dan Y Parc View, £400,000

- Council Tax Band E
- No onward chain
- Double garage and driveway
- Conservatory
- Master with en-suite
- Utility room
- EPC Rating: Awaited



 4  2  2



About the property

Presenting for sale, this beautifully presented and well-maintained detached house, ideal for families seeking a home in a location offering an array of local amenities, schools, public transport links, and picturesque walking routes. The property is available with no onward chain.

The property boasts a total of four bedrooms, including a master bedroom complete with an en-suite. Further enhancing the living space, the house features two distinctive reception rooms. The first reception room provides access to a charming conservatory, a perfect space for relaxation and unwinding. The second reception room has been utilised as a dining room, demonstrating the versatility of the property to suit your lifestyle needs.

The house encompasses a well-appointed kitchen which comes with a utility room and a dining space, ensuring a seamless cooking and dining experience. The property is equipped with a single bathroom and separate en-suite W.C. (with shower) on the first floor and a W.C on the ground floor.

A standout feature of this property is the external space. The house benefits from a garden, ideal for outdoor activities. To the front, a driveway provides ample parking space, leading to a double garage for additional storage or vehicle security.

In conclusion, this property provides a perfect blend of comfort and convenience. Its unique features, coupled with its prime location, make it a highly desirable choice for families seeking a home that caters to



Accommodation

Hall

Dining Room

12' 1" Max x 9' Max (3.68m Max x 2.74m Max)

Living Room

15' 8" Max x 15' 9" Max (4.78m Max x 4.80m Max)

Conservatory

12' 7" Max x 11' 2" Max (3.84m Max x 3.40m Max)

Kitchen/Diner

12' 1" Max x 16' Max (3.68m Max x 4.88m Max)

Utility

W.C.

Landing

Bedroom 1

15' 1" Max x 9' 7" Max (4.60m Max x 2.92m Max)

En-Suite

Bedroom 2

11' 6" Max x 11' 7" Max (3.51m Max x 3.53m Max)

Bedroom 3

9' 5" Max x 9' 5" Max (2.87m Max x 2.87m Max)

Bedroom 4

7' 2" Max x 8' 1" Max (2.18m Max x 2.46m Max)

Bathroom

Garage

16' 9" Max x 17' 7" Max (5.11m Max x 5.36m Max)

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Floorplan



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