



4 Meadow Way, Caerphilly, CF83 1SE

£225,000

- Castle View
- Garage and Driveway
- Two Double Bedrooms
- Great Spot for Commuters
- EPC - D
- Highly Sought After Location
- No Onward Chain
- Enclosed Rear Garden
- Walking Distance to Local Amenities
- Council Tax - C

A well presented larger style two bedroom semi-detached property with garage situated in the popular development of Castle View.

Internally the property boasts entrance porch, living room with stairs to the first floor, kitchen with large storage cupboard and door leading to the rear garden. To the first floor there are two double bedrooms plus bathroom.

One of the standout features of this home is the garage and driveway, providing secure parking and additional storage options. Further to this the property offers an enclosed and low maintenance rear garden which offers a patio area and larger lawned section.

The location is particularly appealing, with excellent road and transport links that make commuting easy and convenient. Whether you are heading to work

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs	(92 plus) A		
	(81-91) B		
	(69-80) C		
	(55-68) D		
	(39-54) E		
	(21-38) F		
	(1-20) G		
Not energy efficient - higher running costs		64	
EU Directive 2002/91/EC		England & Wales	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions	(92 plus) A		
	(81-91) B		
	(69-80) C		
	(55-68) D		
	(39-54) E		
	(21-38) F		
	(1-20) G		
Not environmentally friendly - higher CO ₂ emissions			
EU Directive 2002/91/EC		England & Wales	

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Entrance Porch

Entered via front door into entrance porch. Storage cupboard. Door into

Living Room

uPVC window to front. Stairs to first floor. Door into;

Kitchen

Fitted with a range of matching base and wall units with worktop space over. Integrated oven and hob, space for white goods. uPVC window to rear. Door to rear garden;

Landing

Access to all first floor rooms;

Bedroom One

uPVC window to front;

Bedroom Two

uPVC window to rear;

Bathroom

Fitted with a three piece suite comprising panelled bath with shower over, wash hand basin and wc. Airing cupboard housing water tank.

Outside

Front garden laid to lawn with driveway leading to attached single garage which has front and rear access and is fitted with power and lighting. Enclosed rear garden which comprises of lawned and patio area.

