



34 Primrose Terrace, Porth, CF39 9TH

£105,000

**** End Terraced House ** Three bedrooms ** In Need of Updating & Improvement ****

Located in the popular residential area of Llwynycelyn in Porth.

This end terraced house offers excellent accommodation for growing family or first time buyers.

Comprising entrance hall, good size lounge/diner, kitchen/breakfast room, three bedrooms and first floor bathroom.

There is a terraced garden with garage together with double glazing and gas central heating.

Offered with no onward chain.

Excellent potential.

Entrance Hall

Double glazed entrance door, radiator, laminated wood flooring, staircase to first floor.

Lounge/Diner 20'8" x 11'6" (6.31 x 3.52)



Double glazed window to front, two radiators, laminated wood flooring, fireplace with fitted electric fire.

Kitchen 13'8" x 7'9" (4.17 x 2.38)

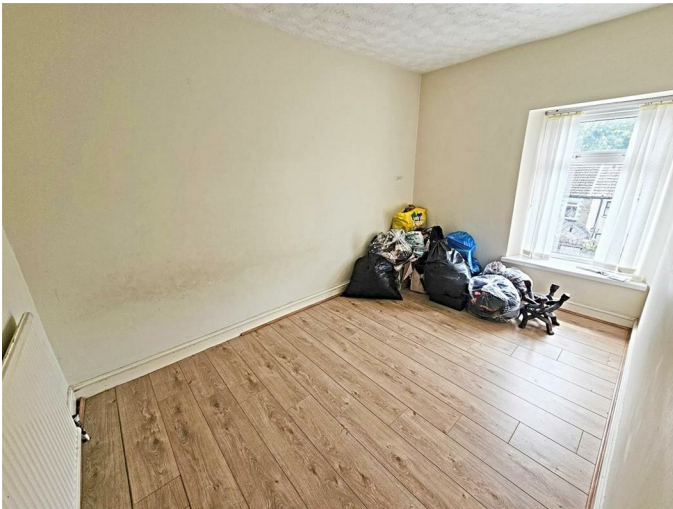


Base and wall cupboards, stainless steel sink unit, electric cooker point, space for washing machine, radiator, double glazed window and door to rear.

First Floor Landing

Attic access, storage cupboard.

Bedroom 1 11'8" x 7'6" (3.57 x 2.31)



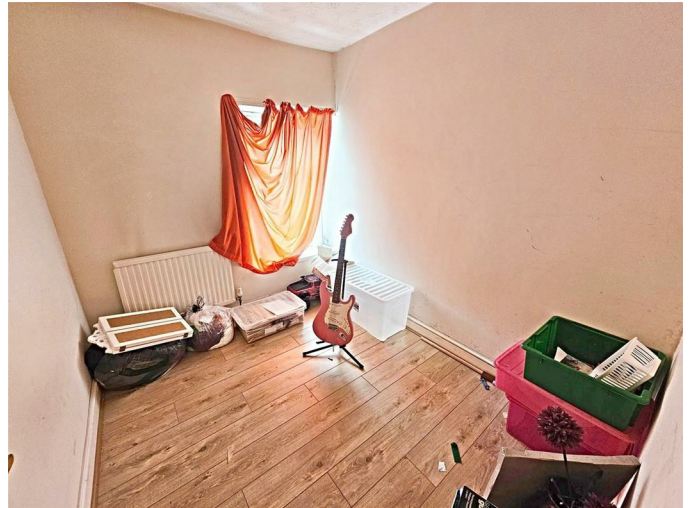
Double glazed window to front, radiator, laminated wood flooring.

Bedroom 2 9'3" x 8'7" (2.84 x 2.62)



Double glazed window to rear, radiator.

Bedroom 3 8'7" x 7'3" (2.64 x 2.21)



Double glazed window to front, radiator, laminated wood flooring.

Bathroom



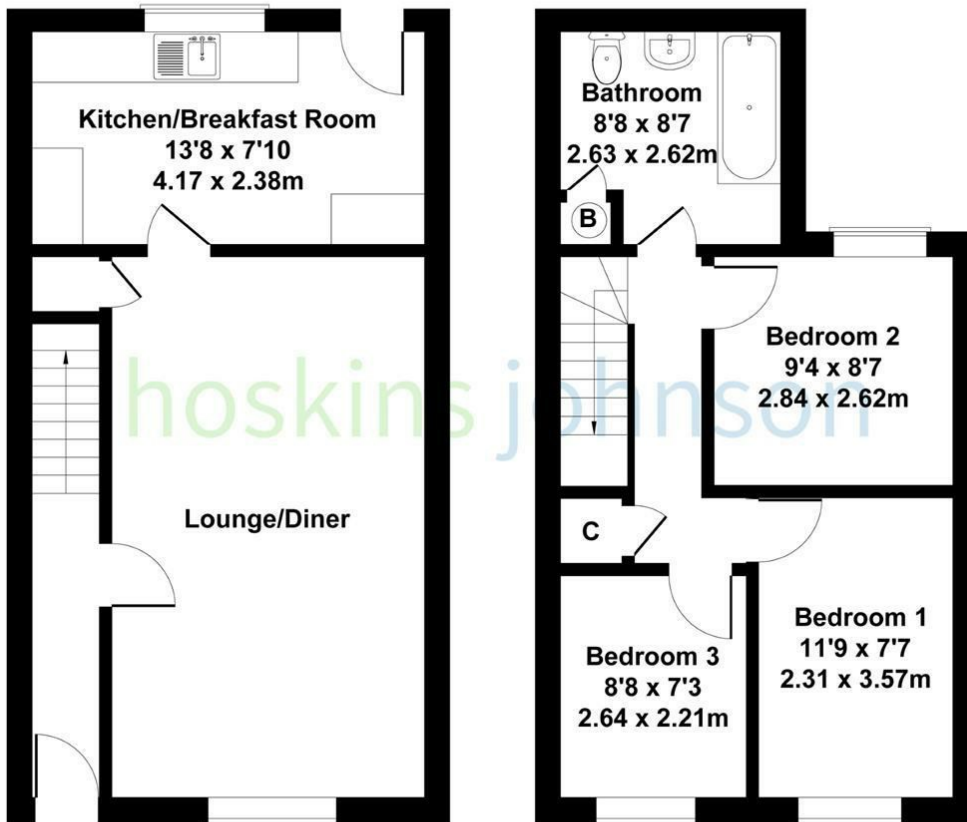
White three piece suite comprising panelled bath, wc, wash hand basin, radiator, airing cupboard with gas combination boiler, double glazed window to rear.

Outside

Terraced, paved garden with garage.

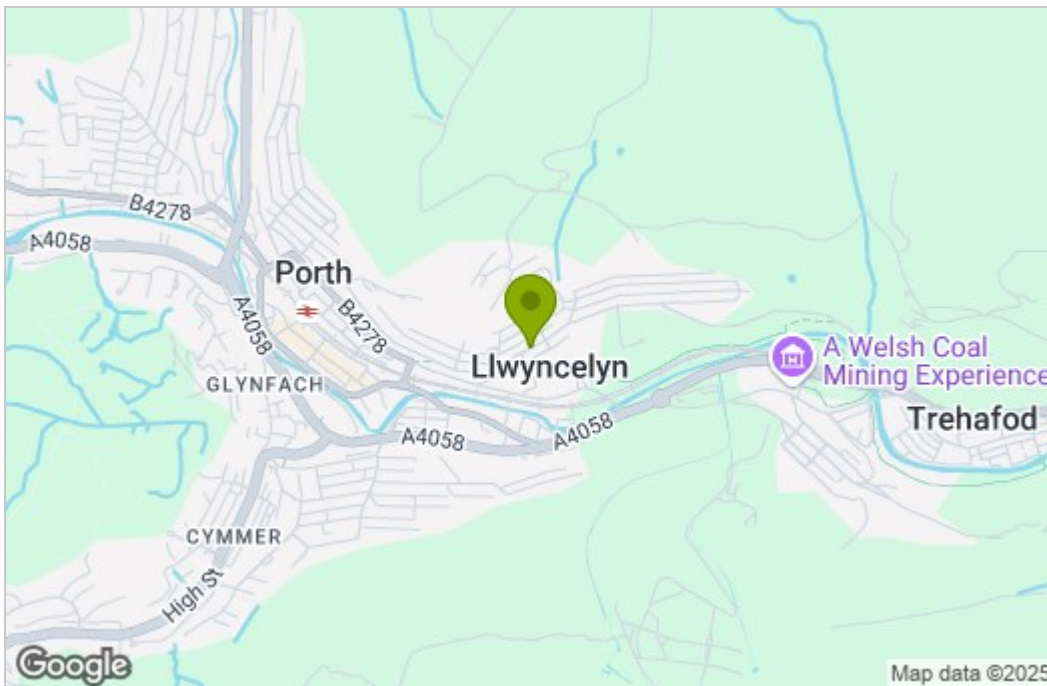
Floor Plan

34 Primrose terrace
 Approximate Gross Internal Area
 861 sq ft - 80 sq m

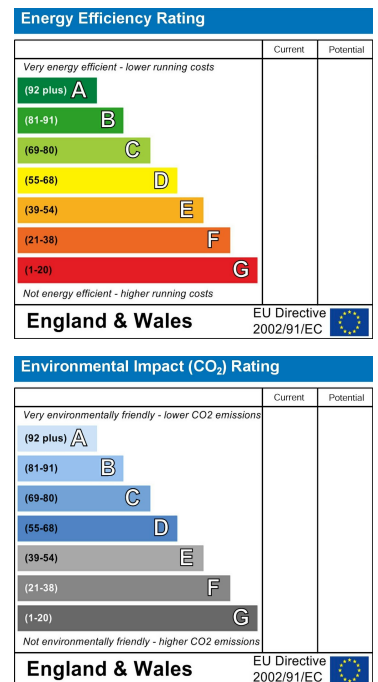


Not to Scale. Produced by The Plan Portal 2025
 For Illustrative Purposes Only.

Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.