



12 Warren Drive, Caerphilly, CF83 1HQ
£375,000

Nestled in the highly sought-after Warren Drive, this semi-detached house offers a wonderful opportunity for those looking to create their dream home in the picturesque town of Caerphilly. With three spacious bedrooms and two inviting reception rooms, this traditional extended property is perfect for families or those seeking extra space.

The house boasts a large south-facing garden, elevated to provide stunning views over Caerphilly Town, making it an ideal spot for outdoor gatherings or simply enjoying the sunshine. The location is particularly advantageous, as it is just minutes away from excellent schools and the vibrant town centre, ensuring that all essential amenities are within easy reach.

While the property is in need of improvement, it presents a blank canvas for potential buyers to personalise and enhance according to their tastes. This is a rare opportunity to invest in a home that combines traditional charm with the potential for modernisation in a desirable area.

This semi-detached house on Warren Drive is a fantastic prospect that should not be missed. Embrace the chance to transform this property into a stunning residence in a location that is both convenient and picturesque.

Entrance Porch

Half glazed entrance door, windows to front and side.

Hallway



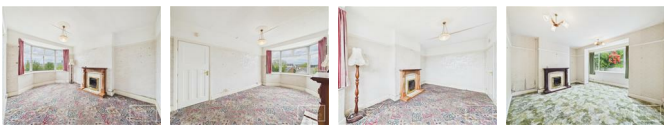
Half glazed door, window to side, radiator, staircase to first floor, understairs storage.

Cloaks/WC



WC, wash hand basin, part tiled walls, window to side.

Living Room 15'7" x 10'6" (4.77 x 3.21)



Bay window to front, fire surround with gas fire.

Extended Lounge 14'6" x 12'11" (4.44 x 3.94)



Window to rear, fire surround with gas fire.

Extended Kitchen/Breakfast Room 20'2" x 8'3" (6.15 x 2.52)



Fitted base and wall cupboards with tiled splash backs, stainless steel sink unit, gas hob and double oven, space for washing machine and fridge/freezer, window to rear, half glazed door to side porch with doors to front and rear gardens.

First Floor Landing



Window to front, airing cupboard, access to attic space.

Bedroom 1 13'9" x 10'8" (4.21 x 3.26)



Window to front.

Bedroom 2 12'10" x 10'7" (3.92 x 3.25)



Good size elevated plot with lawned front garden and an excellent size rear garden with patio, lawns, mature bushes and views over Caerphilly.

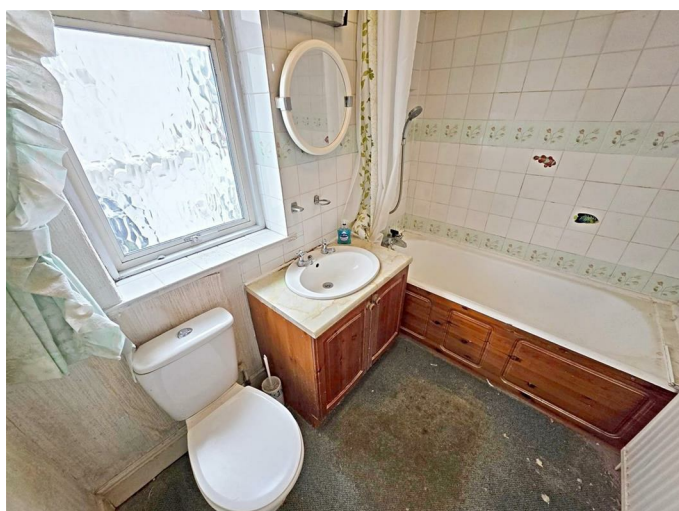
Window to rear, radiator, feature fireplace.

Bedroom 3 11'10" x 8'6" (3.62 x 2.60)



Window to rear, radiator.

Bathroom



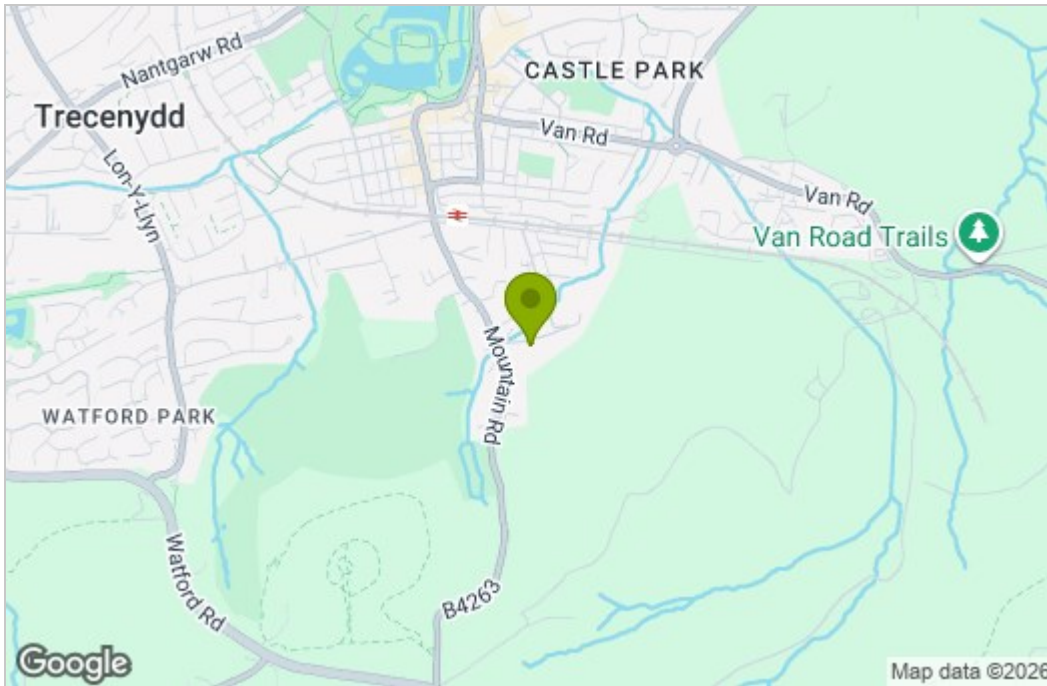
Three piece suite comprising panelled bath with shower, wc, wash hand basin, part tiled walls, radiator, window to side.

Outside

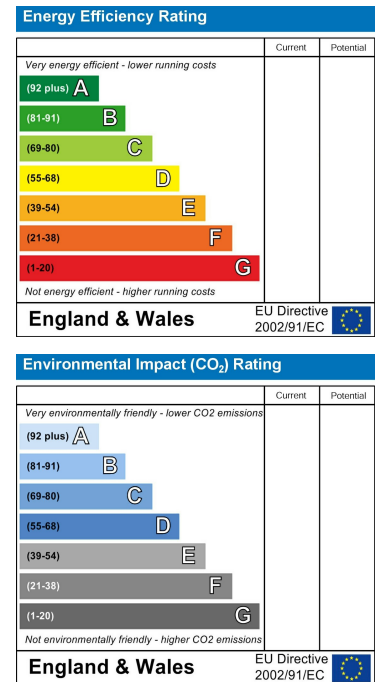
Floor Plan



Area Map



Energy Efficiency Graph



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22 Market Street, Pontypridd, CF37 2ST

Tel: 01443 404093 Email: pontypridd@hoskinsjohnson.co.uk www.hoskinsjohnson.co.uk