

48FP, 48 FENTON PLACE 125,000 GBP

PROPERTY INFORMATION:

Address : FENTON PLACE, Porthcawl Town, Porthcawl, cf36 3dw
Category : Flat / Apartment
Type : Sold

PROPERTY INFORMATION:

Prestons are pleased to market for sale this 2 bedroom first floor flat, situated a short walk to the Town centre and Promenade at Porthcawl. The property offers good sized rooms, which would be apparent on an internal viewing.

ACCOMMODATION COMPRISES : Entrance via part glazed uPVC front door to : PORCH : Tiled floor. Walls half tiled wood front door with matching glazed window to : ENTRANCE HALL : Original archway to ceiling. Carpet. Stairs to first floor with a good sized storage area under. Stairs to : LANDING : Carpet. Coving to ceiling. Wall mounted gas central heating boiler. uPVC window. LOUNGE : 10'0" x 14'5" Overall and into uPVC bay window to front elevation. Carpet. Wooden fireplace with hearth and back plate. Radiator. Coving to ceiling. KITCHEN / DINER : 10'10" x 11'4" To rear and side elevation. Inset Stainless steel sink and drainer with cupboards below. Range of matching wall and base units with work surfaces over incorporating a gas hob with electric oven under and extractor over. Walls are part tiled. Carpet. Coving to ceiling. Plumbing for automatic washing machine. Radiator. uPVC window to rear elevation. Access to loft space. BEDROOM 1 : 15'1" x 11'2" Overall and to rear elevation. Radiator. Carpet. Coving to ceiling. Large picture uPVC window.. BEDROOM 2 : 9'2" x 6'7" Carpet. Radiator. uPVC window to front elevation. OUTSIDE : Small front forecourt. Parking space to rear via vehicular lane off Fenton Place. TENURE : Leasehold PRICE : £125,000 Important Information Note while we endeavour to make our sales details accurate and reliable, if there is any point which is of particular interest to you, please contact the office and we will be pleased to confirm the position for you. We have not personally tested any apparatus, equipment, fixtures, fittings or services and cannot verify they are in working order or fit for their purposes. Nothing in these particulars is intended to indicate that carpets or curtains, furnishings or fittings, electrical goods (whether wired or not), gas fires or light fittings or any other fixtures not expressly included form part of the property offered for sale. This computer generated Floorplan, if applicable, is intended as a general guide to the layout of the property. It is not scale and should not be relied upon for dimensions. Tenure: We cannot confirm the tenure of the property as we have not had access to the legal documents. The buyer is advised to obtain verification from their solicitor or surveyor.

CONVENIENCE:

AGENT:

Name **Prestons**