



103 Talbot Road Talbot Green CF72 8AE    [www.3EA.uk](http://www.3EA.uk)    [mail@3EA.uk](mailto:mail@3EA.uk)    Tel: 01443 85 33 33 Fax: 01443 800 565



## 3 Beds, Semi-Detached, Freehold, £240,000

### Fairfield Road

Three Estate Agents are thrilled to present this charming three-bedroom semi-detached property in the sought-after location of South Bridgend. Perfect for families, this well-presented home offers convenient access to local shops and excellent road links to the M4.

### Features

- NO CHAIN
- KITCHEN/DINER
- OFF ROAD PARKING
- FRONT & REAR GARDENS
- CLOSE TO LOCAL AMENITIES



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Step inside to a spacious lounge, where plush carpeting provides comfort underfoot. A large bay window floods the room with natural light, creating a warm and inviting atmosphere.

The modern open plan kitchen/diner sits to the rear of the home. The kitchen boasts ceramic floor tiles and comes complete with integrated appliances â?? an oven, hob, and extractor hood. The adjoining dining area, with carpeting, creates a perfect space for family meals or entertaining guests.

Head upstairs to find three well-proportioned bedrooms, all carpeted for comfort. The master bedroom is a generous double, featuring a large bay window that allows ample natural light to flow in. Bedroom two is another comfortable double, while bedroom three offers a perfect sleeping space for a child or guest room.

The modern bathroom features easy-to-maintain ceramic wall tiles and a practical shower over an L-shaped bath.

The property boasts a well-maintained front garden and a driveway to the side providing off-road parking for two vehicles. Step outside to the rear garden, to discover a patio area and a large area laid to lawn.

This well-presented property offers everything a growing family needs â?? spacious living areas, modern conveniences, and a delightful outdoor space. Its location in popular South Bridgend adds further appeal. Don't miss out! Call Three Estate Agents today to arrange a viewing.





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