



**hrt**  
herbert r thomas

24 Morfa Street  
Bridgend, CF31 1HB

[hrt.uk.com](http://hrt.uk.com)

## 24 Morfa Street

Asking price **£289,950**

24 Morfa Street is a traditional and charming bay-fronted property positioned in a central Bridgend town location, allowing easy walking distance to all local amenities, the train and bus stations, schools, and the town centre.

Prime central Bridgend location within walking distance of town, train and bus stations

Traditional bay-fronted property full of original character and charm

Exceptionally spacious home with two generous reception rooms

Large south-facing rear garden on an impressive long plot

Sociable kitchen-diner with quartz-style worktops and integral appliances

Three generous double bedrooms plus a versatile attic room

Beautiful original features including ornate tiled flooring, high skirting boards and dado rails





This is a home that truly needs to be viewed to appreciate its impressive scale, offering far more space than first appears, with a long south-facing plot, two generous reception rooms, a sociable kitchen-diner, three double bedrooms, and a versatile attic room. The property also benefits from ample off-road parking via a double-width block-paved driveway and retains a wealth of original features throughout, adding character and warmth to this deceptively large family home.

The property is entered via a partially glazed PVC door into a welcoming entrance hall laid with original ornate tiled flooring, complemented by half-panelled walls, high skirting boards, and a dado rail. A wooden glazed door leads into the inner hallway, where the staircase rises to the first floor and doorways open to the lounge, sitting room, and kitchen-diner. A useful under-stairs area provides additional storage or space for furniture. The lounge is an impressive reception room featuring a modern wall radiator, a characterful fireplace as the focal point, and a large double-glazed UPVC bay window that floods the room with natural light. Built-in shelving within the alcove adds charm and practicality. The sitting room is another generous reception space offering excellent versatility as a second living room, dining room or playroom. Handy recesses provide storage and workspace options, while French doors open into the lean-to at the rear. The kitchen-diner has been beautifully fitted with a matching range of base and eye-level units topped with quartz squared worktops. Integral appliances include a fridge-freezer, dishwasher, and microwave, alongside a Belfast sink with extendable mixer tap. A range cooker will remain with the property, and a large pantry cupboard adds further storage. With ample space for dining and a double-glazed window and French door to the side, this is a bright and sociable kitchen-diner. A doorway leads into the utility room, fitted with matching units, squared worktops, storage cupboards, plumbing for two appliances, ceramic sink with mixer tap, and a double-glazed window to the rear. From here, a further doorway leads to the WC, fitted with a low-level WC, pedestal wash-hand basin, ladder radiator,

fully tiled walls, and an obscure double-glazed window. Off the kitchen and second reception room is a useful and well thought out lean to, sheltered currently used as additional seating area with potential to be used for multi-purpose with doorways to side access and rear garden.

To the first-floor landing, doors lead to three bedrooms, the family bathroom, and a further staircase rising to the attic room. The main bedroom is a substantial and impressive double room with ample space for furniture and dressing areas, highlighted by a double-glazed UPVC bay-fronted window and an additional front window, all enhanced by the property's high ceilings. Bedroom two is another excellent double room, carpeted and offering generous space for furniture, with a double-glazed window overlooking the south-facing garden. Bedroom three is also a generous double, laid to carpet with built-in storage and a feature fireplace, along with a double-glazed window to the rear. The family bathroom is fitted with a modern three-piece suite comprising a vanity WC and wash-hand basin, panel bath with showerhead, sleek modern radiator, fully tiled wet area, and an obscure double-glazed

window to the side. The attic room is a superb multi-purpose space, carpeted and benefiting from four Velux windows to the rear, multiple built-in storage cupboards, and a central heating radiator. This generous room offers excellent flexibility for a range of use.

Externally, the property is approached via a double-width block-paved driveway providing ample off-road parking ahead of the entrance, with gated side access leading to the rear.

The south-facing rear garden is fully enclosed and set on an exceptional long plot, divided into sections of patio and lawn that offer excellent potential for outdoor furniture, entertaining, and enjoyment. Sunlight can be enjoyed throughout the day, and a pathway leads to the rear of the garden where an outbuilding provides further storage and practicality. This is a home that offers space, charm, and character in abundance, and a viewing is strongly recommended to appreciate everything on offer.





### Tenure

Freehold

### Services

All mains services  
Council Tax Band D  
EPC Rating

### Referral Fees

Herbert R Thomas are happy to refer you to local solicitors and financial advisors.

If you choose to use their services, they will pay a referral fee. However, you are under no obligation to use their services.

We refer sellers and purchases to:

- Thomas & Thomas and Howells solicitors in Bridgend. We would receive a referral fee of £200 from Thomas & Thomas and Howells solicitors if you decide to use their services.
- TD Financial LTD (Rebecca Hall) and Randall & James (Oliver Randall). We would receive a referral fee of 25% of the procurement fee they earn from the financial provider.

Please note that the referral fees are paid by the solicitors and the financial advisors, not by you.

Please also note should you chose to instruct the solicitors via referral from ourselves the fee will be NO SALE, NO FEE.

### Directions

From our office follow the road away from Derwen Road and along Nolton Street bearing left at Wilkinsons and proceed up the hill to the traffic lights where you will turn left onto Tremains Road. At the traffic lights turn right and immediately left and follow this road where Pen y Bont Primary school is located on the right hand side. Follow this road straight ahead onto Morfa Street. The property will be found on the right han side

Viewing strictly by appointment through Herbert R Thomas

[hrt.uk.com](http://hrt.uk.com)

**hrt**  
herbert r thomas

The Toll House, 1 Derwen Road, Bridgend,  
Mid Glamorgan, CF31 1LH  
**01656660036**  
[bridgend@hrt.uk.com](mailto:bridgend@hrt.uk.com)

**hrt** Est. 1926



**AWAITING EPC**

These particulars are believed to be accurate but they are not guaranteed to be so. They are intended only as a general guide and cannot be construed as any form of contract, warranty or offer. The details are issued on the strict understanding that any negotiations in respect of the property named herein are conducted through Herbert R. Thomas.



Approx Gross Internal Area  
161 sq m / 1737 sq ft



Ground Floor  
Approx 77 sq m / 832 sq ft

First Floor  
Approx 58 sq m / 622 sq ft

Second Floor  
Approx 26 sq m / 283 sq ft

☐ Denotes head height below 1.5m

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

