

8 Woodview Terrace, Bryncoch, Neath, West Glamorgan, SA10 7EQ

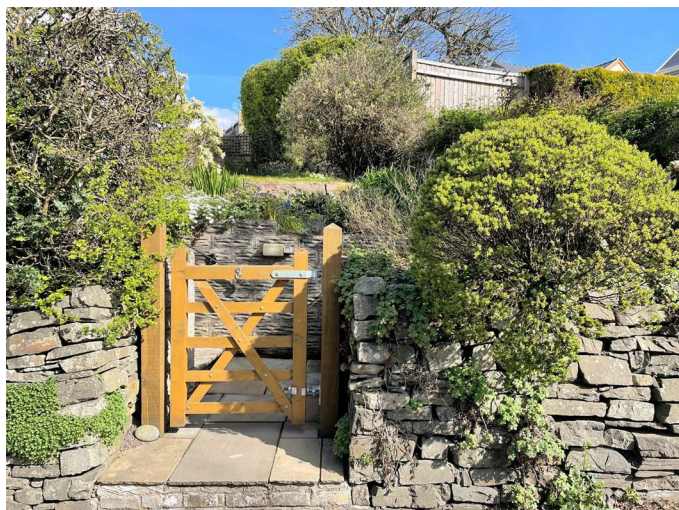
£435,000

Situated within the popular village of Bryncoch, close to local schools, countryside walks, easy access to the M4 motorway, and a short drive from all amenities and facilities at Neath Town Centre. Built in 1925 and set in approximately 1/4 of an acre, an immaculately presented spacious detached family home set in beautiful wraparound gardens within a woodland setting and benefitting from full gas central heating, double glazing, and very light and airy accommodation over 2 floors to include a cloakroom, living room, dining room, conservatory and Sigma kitchen/breakfast room to the ground floor and 4 double bedrooms with fitted wardrobes and family bathroom/w.c. to the first floor. Outside there are beautiful gardens to the front, side, rear, and off-road car parking for several vehicles. and idea parking for Motorhome. Viewing comes highly recommended.

Main Dwelling rear view

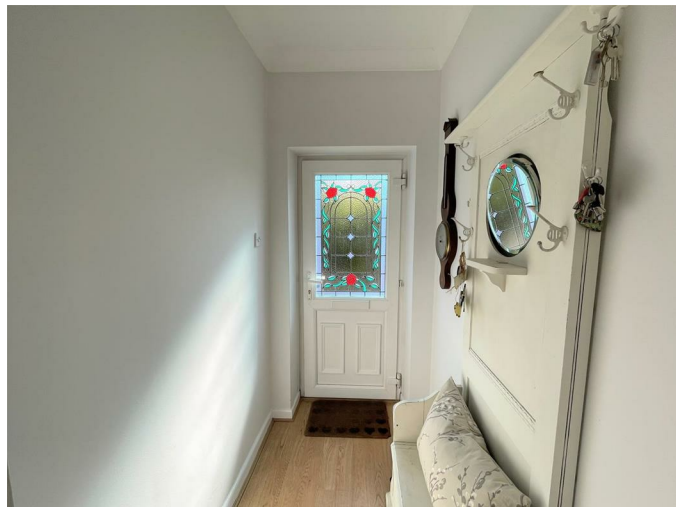


Gated entrance



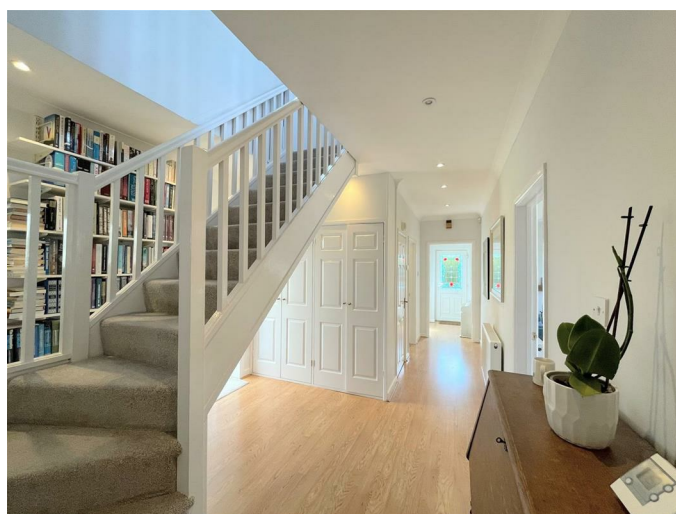
Wooden entrance gate, bordered by natural stone wall.

Entrance Porch



With laminate flooring and opening into:

Large entrance hallway 20'3" x 10'1" (narrowing to 3'9") (6.186m x 3.094 (narrowing to 1.161m))



With laminate flooring, fitted bookshelves, 2 double cupboards, coved ceiling with spotlights and stairs to first floor.

Cloakroom 6'0" x 2'7" (1.83 x 0.81)

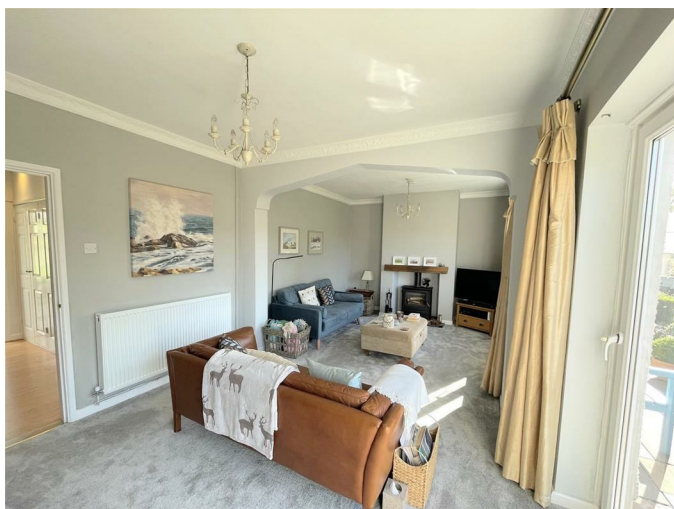


2 piece suite in white comprising sink in vanity unit, w.c., double glazed window to rear, fully tiled walls, laminate flooring.

Living Room 22'2" x 10'11" (6.773m x 3.34m)



With fitted log burner on slate hearth with oak mantel, double glazed sliding patio doors and window to front, two radiators, decorative coving.



Log burner



Dining Room 15'8" x 10'11" (4.795m x 3.338m)



With double glazed french doors to rear garden, radiator, coved ceiling.

Dining room



Conservatory 13'1" x 15'9" (4.011m x 4.821m)



With sliding door and door to rear garden, tiled floor.

Kitchen/breakfast room 21'6" x 13'0" (6.566m x 3.964m)



Sigma fitted kitchen with off-white base and wall units, black fleck granite worktops and matching splashbacks, Neff built-in double oven, 5 ring Neff gas hob with tiled splashback and extractor canopy over, Neff built-in microwave, integrated fridge/freezer, and dishwasher, inverted sink with Franke style mixer tap, further stainless steel sink unit, with mixer taps overlooking to rear garden, larger storage cupboard, gas combination boiler housed in wall cupboard, coved ceiling with spotlights, double glazed windows to front and rear, radiator.

Family area



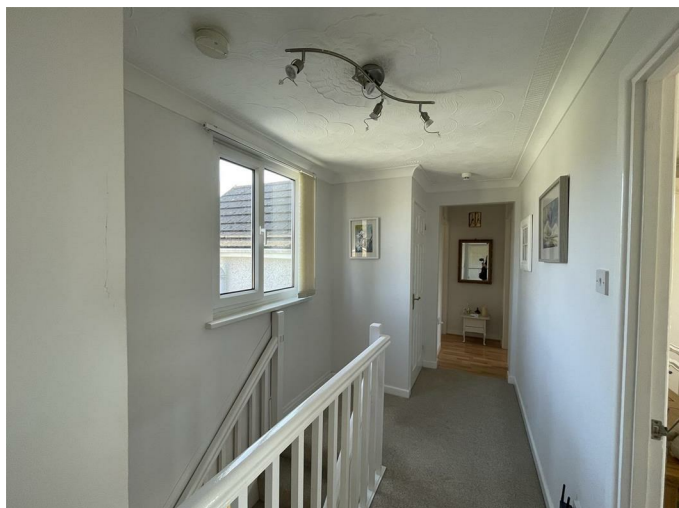
Another view



Full view of kitchen



Landing area 20'4" x 6'2" (narrowing to 3'3") (6.208m x 1.904 (narrowing to 1.002m))



Landing area with built-in airing cupboard, radiator, double glazed window to rear.

Bedroom one 13'6" x 10'9" (4.121m x 3.283m)



With laminate flooring, double glazed window to side and rear, radiator, coved ceiling.



Bedroom two 9'8" x 10'9" (2.957m x 3.296m)



With fitted wardrobes with mirrored sliding doors, laminate flooring, radiator, double glazed window to front, coved ceiling.

Bedroom three 9'8" x 9'0" (2.967m x 2.757m)

With fitted wardrobes in cream, double glazed window to front, radiator, coved ceiling.

Bedroom four 10'11" x 9'7" (3.329m x 2.940m)

With double fitted wardrobe, eaves storage, coved ceiling, laminate flooring, double glazed window to front.

Bathroom/w.c. 9'4" x 6'2" (2.85 x 1.88)



3 piece suite in white comprising bath in tile surround with shower over, sink and w.c., in sealed vanity unit

with various cupboards, tiled floor, fully tiled walls, spotlights and coving to ceiling, double glazed window to rear.

Another view of bathroom



Garden to rear



There are beautiful wraparound gardens to front, side and rear. Steps up to front garden area with patio, small lawn and chicken coup, the side garden is laid to lawn with a variety of pretty trees, shrubs and flowers. There is a side gate leading to enclosed rear garden beautifully laid out to lawn, small patio, fish pond, various rockery areas, raised borders with an array of mature trees, shrubs and flowers and there are 2 timber garden sheds and outside water tap.

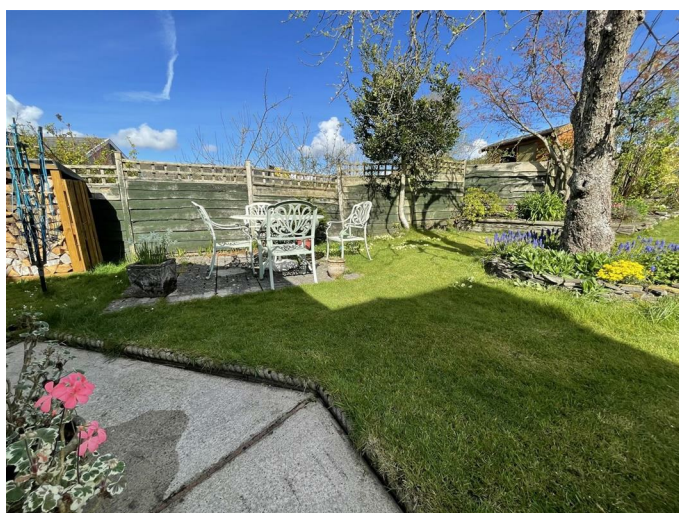
Patio view



Log storage



Another angle of garden



Side garden



Lawn to side



Front garden



Front garden patio



View of house from the parking area



Garage view



Enclosed with ranch fencing, large detached garage with off road parking for numerous cars or motorhome, there is also a little stream and some woodland to the lower part of the parking area.

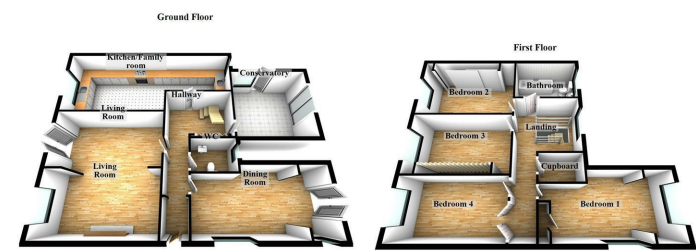
Parking area



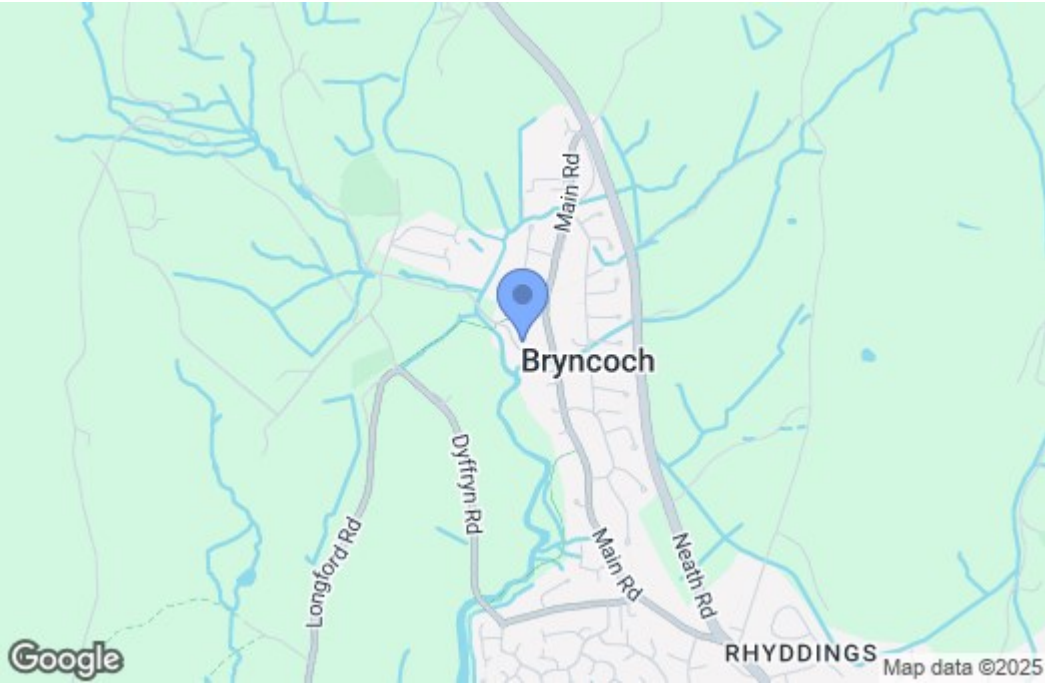
Main dwelling from front



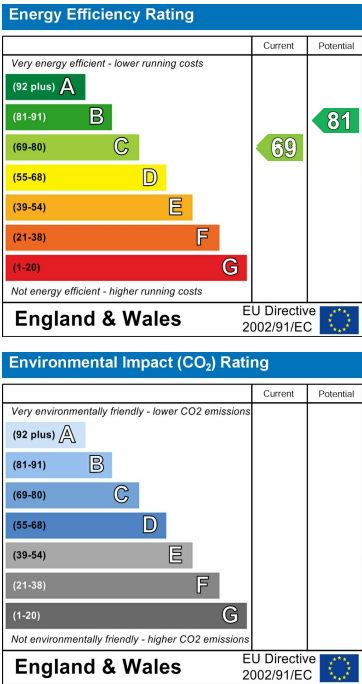
Floor Plan



Area Map



Energy Efficiency Graph



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